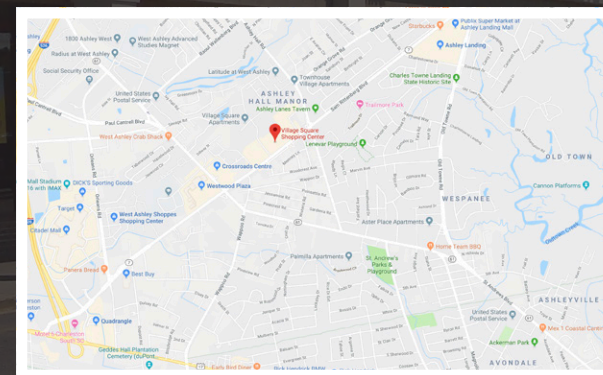
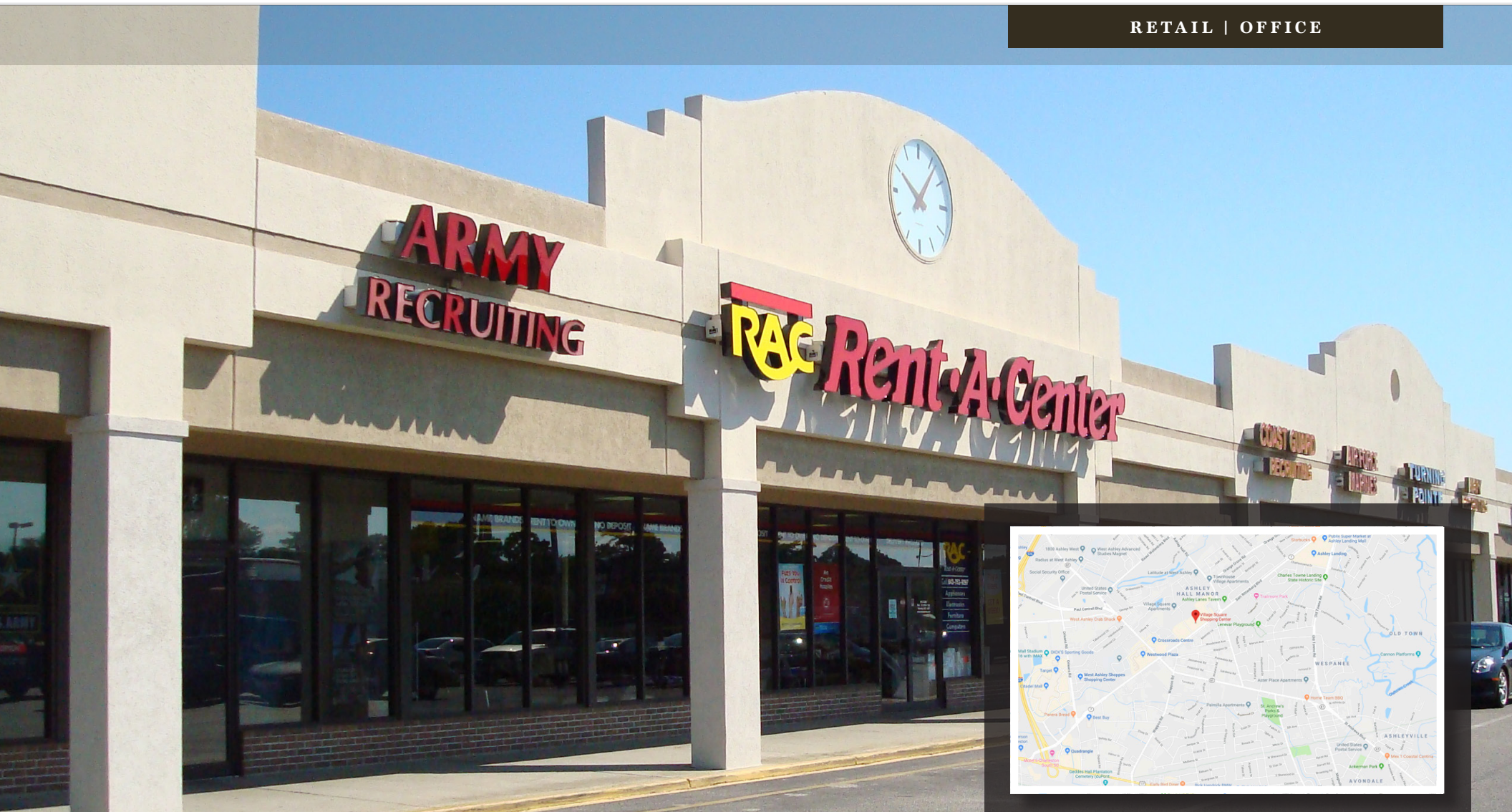


AVAILABLE - FOR LEASE

VILLAGE SQUARE

1650 & 1660 SAM RITTENBERG BLVD. CHARLESTON, SC 29407

RETAIL | OFFICE



Other Shops include



LOCATION

OFFERED BY



(843) 856-4600
www.belklucy.com

Chris Dion
chris.dion@belklucy.com
(843) 856-4600 — main office
(843) 321-9113 — mobile

AND

Blair Belk, CCIM
blair.belk@belklucy.com
(843) 606-5449 — direct office
(843) 709-9292 — mobile



PROPERTY INFORMATION



PROPERTY DESCRIPTION

Belk | Lucy is pleased to present the exclusive leasing opportunities for Village Square Shopping Centers, which are ideally located on well travelled Sam Rittenberg Blvd in the heart of West Ashley. This center has excellent visibility and signage opportunities, convenient access, and ample parking. Co-tenants include Rent-A-Center, Grit Box Fitness, Dance Lab, Metro PCS, Pioneer Credit Company, U.S. Army Recruiting, Salon Centric, Today's Nail, and Medical Services of America, just to name a few.

AREA DESCRIPTION

West Ashley is located west of the Charleston peninsula, bordered by the Ashley River and the Intracoastal Waterway. A large selection of moderately priced homes in desirable neighborhoods is available as well as executive homes on lots that front on the Ashley River, tidal marshes and creeks. West Ashley is the oldest suburb in Charleston, and closest to town. The population in the Charleston, SC, MSA has recently exceeded 745,000 and is expected to hit over a million people within the next ten years. With that said, much of the future development is expected to happen in West Ashley and the City of Charleston is focused on enhancing this area by supporting commercial redevelopments.

LEASING OPPORTUNITIES

Unit P	2,500 sf	\$17.00/sf NNN
CAM, Taxes, Ins. (est.)		\$2.91/sf

DEMOGRAPHICS (3-MILE)

Population	57,710
Households	24,936
Avg. HH Income	\$73,250



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SITE PLAN

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VILLAGE SQUARE I & II SHOPPING CENTER

Unit 1-2	Unit 3-4	Unit 5	Unit 6	Unit 7	Unit 8	Unit 9-10	Unit 11-13	Unit 14	Unit 15-16	Unit 17	Unit 18-20	Un 1	Un 2	Un 3	Un 4	Unit 5	Unit 6-7	Unit 8	Unit 9-10	Unit 11-12	Unit 13-16	78' 6"
2515 Sq. Ft.	2515 Sq. Ft.	1258 Sq. Ft.	1258 Sq. Ft.	1258 Sq. Ft.	1808 Sq. Ft.	1962 Sq. Ft.	3144 Sq. Ft.	1886 Sq. Ft.	2280 Sq. Ft.	1250 Sq. Ft.	4000 Sq. Ft.	1241 Sq. Ft.	1250 Sq. Ft.	1575 Sq. Ft.	963 Sq. Ft.	1330 Sq. Ft.	2035 Sq. Ft.	1650 Sq. Ft.	2500 Sq. Ft.	2500 Sq. Ft.	5000 Sq. Ft.	
A	B	C	D	E	F	G	H	I-1	I-2	J	K-1	K-2	K-3	K-4	L	M	N	O	P	Q	R	

Village Square II
1660 Sam Rittenberg Blvd
25,134.5 Sq. Ft.

Village Square I
1650 Sam Rittenberg Blvd
20,024 Sq. Ft.

Sam Rittenberg Blvd

- A Dance Lab
- B Dance Lab
- C Mooney's Barbershop
- D Buck's Pizza
- E Today's Salon
- F Pioneer Credit Company
- G Salon Centric
- H Office
- I-1 Print Shop of West Ashley
- I-2 All For You
- J U.S. Army Recruiting
- K-1 Rentway

- K-2 U.S. Coast Guard
- K-3 U.S. Air Force/Marine Recruiting
- K-4 The Turning Pointe
- L Southern Home Cleaning
- M USIS
- N USIS
- O Metro PCS Authorized Retailer
- P AVAILABLE**
- Q Grit Box Fitness
- R Grit Box Fitness

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