

TROLLEY SQUARE CENTER

1525 Old Trolley, Charleston, SC 29485



PROPERTY HIGHLIGHTS:

- Trolley Square is located on Old Trolley Road, a major thoroughfare just minutes from downtown Summerville, one of Charleston's fastest growing suburban communities
- There are four units available, ranging from $\pm 1,200$ to $\pm 3,200$ SF
- The center is next door to Publix and CVS with exceptional cross access between the properties
- 171 surface parking spaces included & a dedicated turn lane
- 29,700 AADT on Old Trolley Road
- Current national tenants include: GNC, Great Clips, Roper St. Francis, Papa Johns & Dairy Queen

LEASE RATE: \$16-18/SF, NNN

For more information:

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SITE PLAN

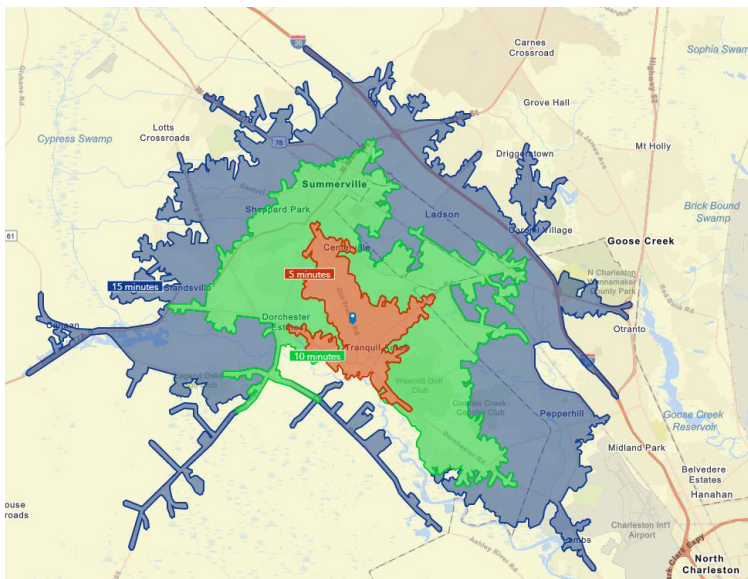


Space	Tenant
1525 A	Dairy Queen
1525 B	GNC
1525 C	Dragon Express
1525 D	World Finance
1525 E	Carolina Spirits
1525 F	Available - 1,200 SF

Space	Tenant
1525 G	Available - 1,200 SF
1525 H/I	Roper St. Francis Physicians
1525 J-A	Regional Finance
1525 J	Maxx Studio Salon and Spa
1525 K/L	Available - 3,200 SF

Space	Tenant
1525 M/N	Tiki Taco
1525 O	#1 Nails
1525 P	Papa John's
1525 R	Available - 1,768 SF
1525 S	Great Clips
1525 T	Seasons of Japan





Based on Drive Times

	0 - 5 minute	5 - 10 minute	10 - 15 minute
Census 2010 Summary			
Population	19,671	48,398	66,805
Households	7,854	17,942	24,628
Families	5,369	13,176	17,457
Average Household Size	2.49	2.69	2.67
Owner Occupied Housing Units	4,758	12,749	16,085
Renter Occupied Housing Units	3,096	5,193	8,543
Median Age	34.6	34.2	33.0
2020 Summary			
Population	22,386	60,012	81,845
Households	8,845	22,255	30,224
Families	5,961	15,961	20,965
Average Household Size	2.52	2.69	2.67
Owner Occupied Housing Units	5,278	15,327	19,437
Renter Occupied Housing Units	3,566	6,928	10,788
Median Age	36.1	36.0	34.9
Median Household Income	\$69,549	\$73,431	\$59,249
Average Household Income	\$81,983	\$88,450	\$78,627
2025 Summary			
Population	24,491	66,125	90,690
Households	9,690	24,512	33,581
Families	6,484	17,477	23,138
Average Household Size	2.52	2.69	2.67
Owner Occupied Housing Units	5,627	16,674	21,276
Renter Occupied Housing Units	4,064	7,837	12,305
Median Age	36.8	36.3	35.5
Median Household Income	\$74,446	\$76,954	\$63,023
Average Household Income	\$88,936	\$97,416	\$86,406
Trends: 2020-2025 Annual Rate			
Population	1.81%	1.96%	2.07%
Households	1.84%	1.95%	2.13%
Families	1.70%	1.83%	1.99%
Owner Households	1.29%	1.70%	1.82%
Median Household Income	1.37%	0.94%	1.24%

DISCLAIMER: The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.