

Commercial Lease Active Hard Corner in Busy Shopping Center Anchored by Target

1965 Riviera Drive, 1
Mount Pleasant, SC 29464



**Annual Pricing (Sqft or
Acre)**

Low Price: \$30

High Price: \$30

**Existing Lease Type:
NNN**

**Minimum SqFt: 1,125
Maximum SqFt: 1,125**

**MLS#
31001834**

Public Remarks: Available suite is situated on the corner of Long Grove and Riviera Drive which is the most traveled and highest visible corner in all of Seaside Farms. From everyday conveniences to high-end shopping and eclectic eateries, The Shoppes at Seaside Farms, a 335,000 sf mixed use development, is Mount Pleasant's premier shopping and dining destination, as well as a gateway to the Isle of Palms and a beachfront community. The Shoppes are nestled strategically between Target and Harris Teeter and host traffic generating tenants such as Basil, Yamato Japanese Steakhouse, Olympic Physical Therapy, a massage therapy center, a chiropractor, hair cutters, salon services, multiple home decor, and clothing stores. **DIRECTIONS:** The Shoppes at Seaside Farms are centrally located in Mt. Pleasant at the intersection of Rifle Range Road and the IOP Connector with easy access from either road. Located in the Harris Teeter and Target shopping center.

Directions: The Shoppes at Seaside Farms is located on the corner of Rifle Range Road and the Isle of Palms Connector.

General Property Information	Building Information	Business/Tax Information
Property Sub Type: Retail Zoning: County: Charleston Submarket/Township: 42 - Mt Pleasant S of IOP Connector Days On Market: 0 Parcel Number: 561-00-00-138 Secondary Sub-Type: Shopping Center Tertiary Sub-Type: Office Nearest MSA: Charleston-North Charleston, SC Anchored?: Yes Current Use: Restaurant; Retail - Pad General Condition: Average In Flood Plain?: No Nearest MSA: Charleston-North Charleston, SC Property Condition: Existing Property Sub Type: Office; Retail; Shopping Center	Building Area Total: Stories Total: 1 Year Built: 2006 Build to Suit?: No Date Available: 10/01/2023 Class of Space: Class B Is Condo?: No Space Type: Relet	Tenancy: Single Tenant
Listing Office Information	Listing/Contract Information	Sale Information
Listing Office: Beach Commercial, A Division of The Beach Company Office ID: 1560 +1 843-722-2615 Listing Member: Carlmichael Harrison Member ID: 18575 charrison@thebeachcompany.com 843-514-3847	Status Change Date: 09/19/2023 Listing Agreement: Exclusive Right To Lease Listing Contract Date: 09/19/2023 Expiration Date: 06/30/2024 Buyer Brokerage Compensation: 3% Transaction Broker Compensation: 3% Is Sub Agency Accepted: No Sub Agency Compensation: 0% Variable Rate Commission: No	

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