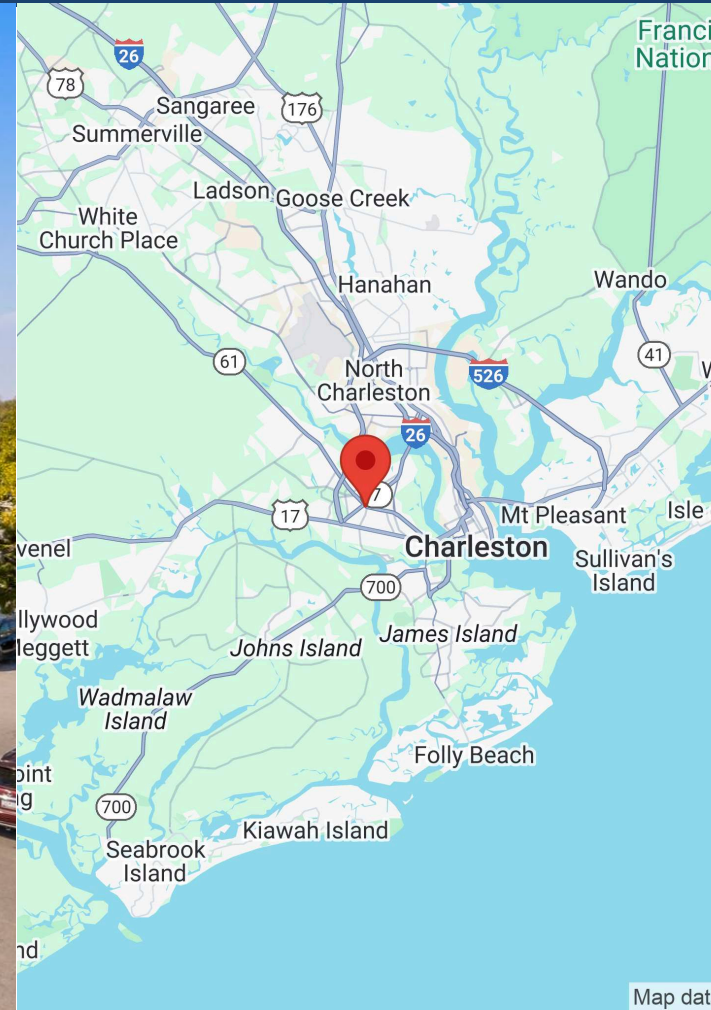


# ASHLEY OAKS

1119 WAPPOO RD. // CHARLESTON, SC 29407



**OWNED GLA**  
57,690 SF

**TRAFFIC COUNTS**  
Ashley River Rd. & Wappoo Rd. :  
43,800 VPD

DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
Population	57,386	157,068	341,759
Avg Income	\$88,935	\$86,553	\$97,214

Ashley Oaks is in the heart of West Ashley, one of Charleston's most sought after communities for young professionals and families. It is located at the intersection of Ashley River Rd. and Wappoo Rd. which offers convenient access to the peninsula and North Charleston. Anchored by O2 Fitness and True Value, Ashley Oaks offers shoppers a diverse tenant mix of retail, fitness, business and restaurants. It is situated in a high growth area surrounded by 16 residential developments with over 3,600 homes planned or under construction.

Major Tenants: O2 Fitness, True Value, King Sushi, Los Reyes Mexican Restaurant, National Karate and MMA



**ZIFF  
REAL ESTATE  
PARTNERS**

FOR LEASING INFORMATION  
Alec Boyle  
843.724.3473  
aboyle@ziffcre.com  
www.ziffcre.com

# ASHLEY OAKS

1119 WAPPOO RD. // CHARLESTON, SC 29407

Available
  Coming Available
  Occupied
  Non-Controlled



SUITE#	Tenant Name	GLA(SF)
A	SHARKEYS CUTS FOR KIDS	1,390 SF
B	WEST ASHLEY NUTRITION	1,500 SF
C	PANDA PALACE	1,500 SF
D	DONATOS PIZZA	1,500 SF
EF	LAVISH NAIL SPA	3,000 SF
G	PALM BEACH TAN	1,500 SF
HIJ	KING SUSHI	4,500 SF
K	NATIONAL KARATE AND MMA	3,000 SF
LMNO	O2 FITNESS	27,500 SF
P	TRUE VALUE	8,450 SF
Q	LOS REYES MEXICAN RESTAURANT	3,850 SF

Tenant names on this plan represent leases which are executed, in negotiation, or proposed. All square footages and dimensions are approximate and subject to field verification.



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 a Boyle@ziffcre.com  
 www.ziffcre.com