



# LADSON OAKBROOK

4500 Ladson Road  
Summerville, SC 29485

Longitude: -80.15848  
Latitude: 32.95825

## LEASING CONTACT

Andrew McDonald  
843.724.3473  
amcdonald@zpi.net



## SHOPPING CENTER HIGHLIGHTS

Ladson Oakbrook Shopping Center is located in Summerville, one of Charleston's fastest growing suburban communities. The 54,056 square foot shopping center is adjacent to a new Sears concept and is shadow-anchored by a new Stars & Strikes bowling alley. Major tenants include Cinemark USA, Weight Watchers, Aqua Nails & Spa and \$1.99 Cleaners.

| Demographics   | 3 Mile   | 5 Mile   | 10 Mile  |
|----------------|----------|----------|----------|
| Population     | 54,892   | 112,131  | 309,274  |
| Projected      | 60,073   | 122,561  | 338,354  |
| Avg. HH Income | \$69,753 | \$68,194 | \$63,578 |
| Med. HH Income | \$56,986 | \$54,395 | \$51,589 |



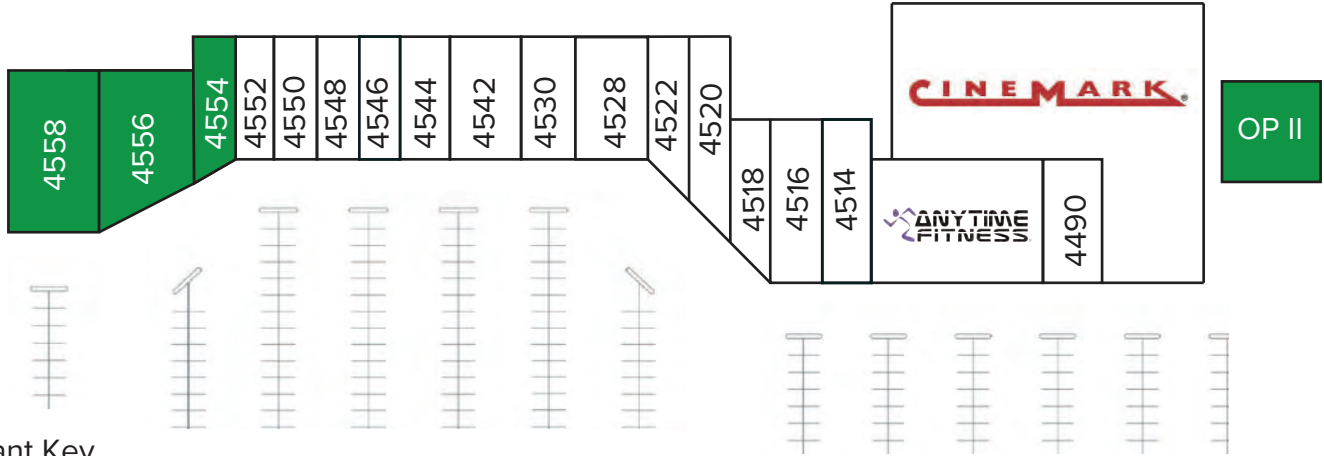
**GLA: 54,056 SF**



**22,900+ VPD**



**MINS FROM I-26**



**Tenant Key**

|              |                          |                 |
|--------------|--------------------------|-----------------|
| <b>4558</b>  | <b>AVAILABLE</b>         | <b>3,000 SF</b> |
| <b>4556</b>  | <b>AVAILABLE</b>         | <b>2,400 SF</b> |
| <b>4554</b>  | <b>AVAILABLE</b>         | <b>1,800 SF</b> |
| 4552         | Final Round              | 1,400 SF        |
| 4550         | Ladson Pharmacy, LLC     | 1,500 SF        |
| 4548         | Raptor Comics            | 900 SF          |
| 4546         | Raptor Comics            | 1,200 SF        |
| 4544         | Capannos Pizza           | 1,200 SF        |
| 4542         | Aqua Nails & Salon       | 1,200 SF        |
| 4530         | Cash Doctors             | 2,400 SF        |
| 4528         | SC Sports Medicine       | 3,600 SF        |
| 4522         | Upscale Barber & Styling | 1,400 SF        |
| 4520         | S&J Spirits              | 1,800 SF        |
| 4518         | China City               | 1,400 SF        |
| 4516         | Personal Cash Loans      | 1,400 SF        |
| 4514         | Brats Tanning            | 2,000 SF        |
| 4500         | Anytime Fitness          | 4,800 SF        |
| 4490         | Hibachi Fushion          | 1,605 SF        |
| 4488         | Cinemark USA             | 19,051 SF       |
| <b>OP I</b>  | <b>AVAILABLE</b>         | <b>1 ACRE</b>   |
| <b>OP II</b> | <b>AVAILABLE</b>         | <b>1.5 ACRE</b> |

**OP I**

**OP II**

--- LADSON ROAD  
22,900 (VPD)

*Notice of disclaimer: 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.*