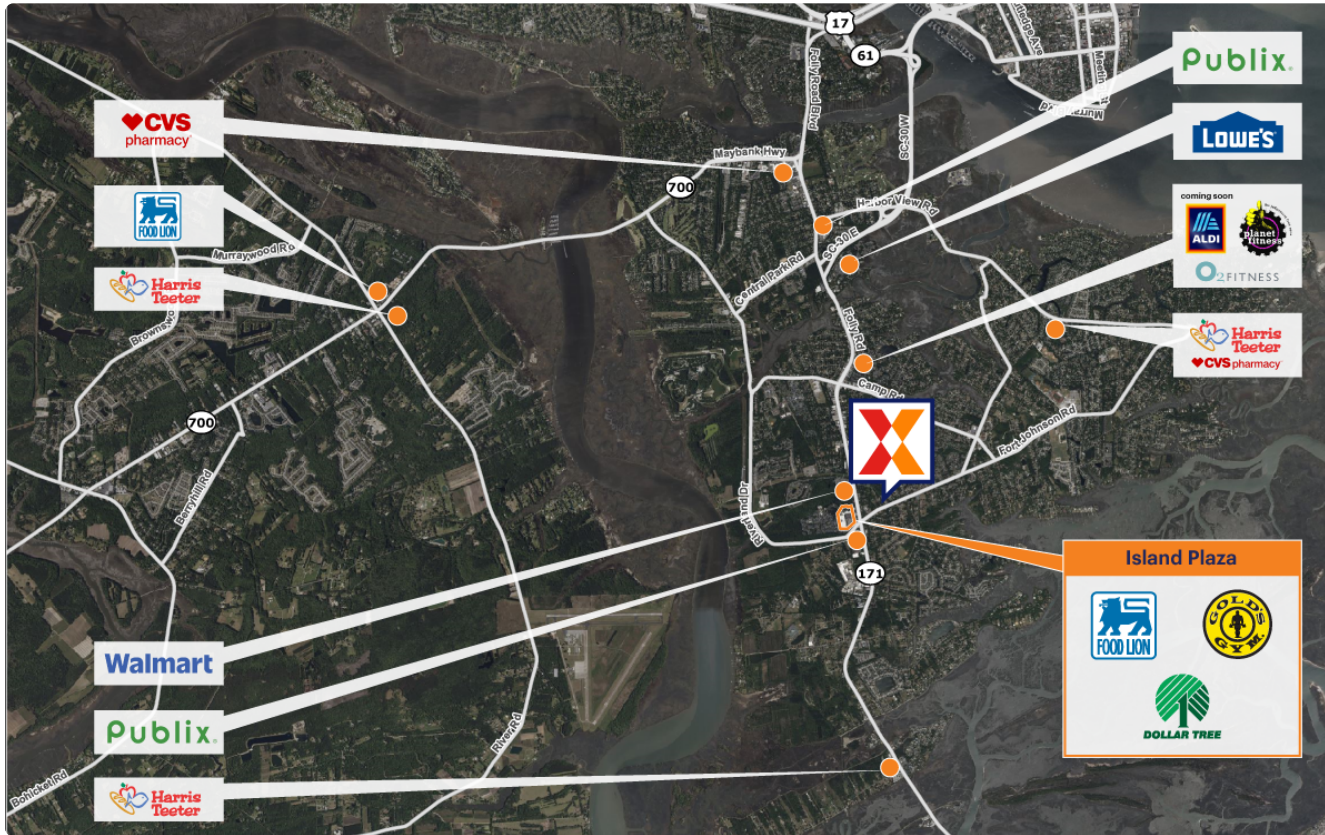


Island Plaza

1291 Folly Road | James Island, SC 29412

Charleston County Charleston-North Charleston, SC 174,094 Sq Ft

32.7171, -79.9675



Demographics	1 Mile	3 Miles	5 Miles
Population	6,532	31,465	65,690
Daytime Pop.	3,845	22,504	88,596
Households	2,956	14,051	29,696
Income	\$143,074	\$144,346	\$166,762

Source: Synergos Technologies, Inc. 2024

Anchored by Food Lion, Gold's Gym & Harbor Freight, with small shops including Uptown Cheapskate and iSmash

Surrounded by an affluent, educated population with an average household income of \$144K+ and 52% with a college education within 3 miles

High visibility from 30K+ vehicles daily on Folly Rd (Kalibrate 2024)





Available Spaces

3B	1,800 Sq Ft	360°	17	1,220 Sq Ft	360°
16	1,200 Sq Ft	360°			

Current Tenants

Space size listed in square feet

01	Famulari's Pizzeria Brewpub	5,656
01A	Gold's Gym	44,344
1B	Dollar Tree	17,220
1C	Harbor Freight Tools	27,250
03A	Uptown Cheapskate	6,400
05	Food Lion	37,854
06	iSmash	8,450
07	Scramblers Golf	1,600
08	Cato Fashions	4,800
08A	Eggs Up Grill	3,200
09	Nails So Dep!	3,000
10	Forsberg Package Store	6,200
12	Heart Beatz Dance Academy	1,200
13	Great Wall Chinese Restaurant	1,200
14	Alvin Ord's Sandwich Shop	1,200
15	Rype Juice Bar	1,200
18	Autobell Car Wash	2,300
NAP01	Fifth Third Bank	0
NAP02	Agave Mexican Cantina	0
NAP03	Walmart	0
NAP04	Publix	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time. 5179

