

An aerial photograph of a large, modern commercial building with a white roof and glass-fronted entrance. The building is surrounded by a parking lot filled with cars and a few trees. In the background, there are more industrial buildings and a dense forest under a blue sky with scattered clouds.

Colliers

Prime Office Space and Executive Suites Available: 9,746 RSF at The Opportunity Center

OFFICE SPACE | FOR LEASE

ASKING RATE:

\$24.00/RSF MG

8570 Rivers Avenue
North Charleston, SC



Free onsite
parking



Strong tenant
community



Ideal location
for quick access
to I-26

Accelerating success.

For Lease | 8570 Rivers Avenue

Property Overview



At-a-Glance

4

conference rooms

80

person training room

1

lounge

4

virtual meeting rooms

1

kitchen

1

break room

Free

parking

24/7

fob access

2022

year renovated

Large shared spaces with modern interior finishes

The Opportunity Center offers unparalleled convenience and modern amenities, perfect for businesses of all sizes. The property is conveniently located near various essential services, including hotels, restaurants, shopping and medical facilities, providing easy access to everything you need. With available suites ranging from single offices to 7,145 RSF, you'll find flexible options tailored to your needs. Enjoy the benefits of monument signage, high-speed internet and onsite parking, along with 24/7 fob access and security for peace of mind.

Inside, the building features large common areas with modern interior finishes. Tenants can take advantage of a fully stocked kitchen, a coffee shop-style lounge area, four virtual meeting rooms, four conference rooms and a large 80-person training room. In addition, executive spaces are also available. This property not only serves as a business address but also fosters a collaborative environment with access to essential office amenities like printing and copying services, making sure you have all the essentials for success.

For Lease | 8570 Rivers Avenue

Property Images

Kitchen



Conference Room



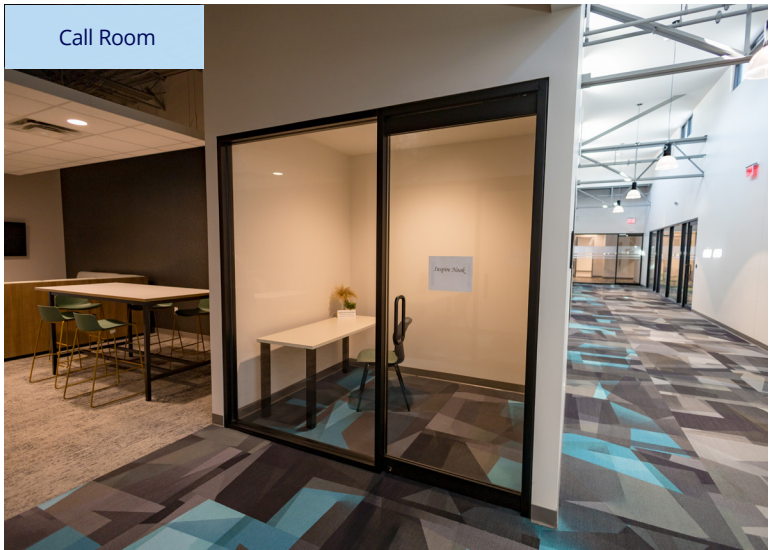
Lobby & Reception



Large Training Room



Call Room



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Building Overview

-  Space Available For Lease
-  Conference/Training Rooms
-  Leased Space

Business Success Center

TOTAL RSF
97 - 9,598 RSF

LEASED

LEASED

LEASED

LEASED

Executive Suites

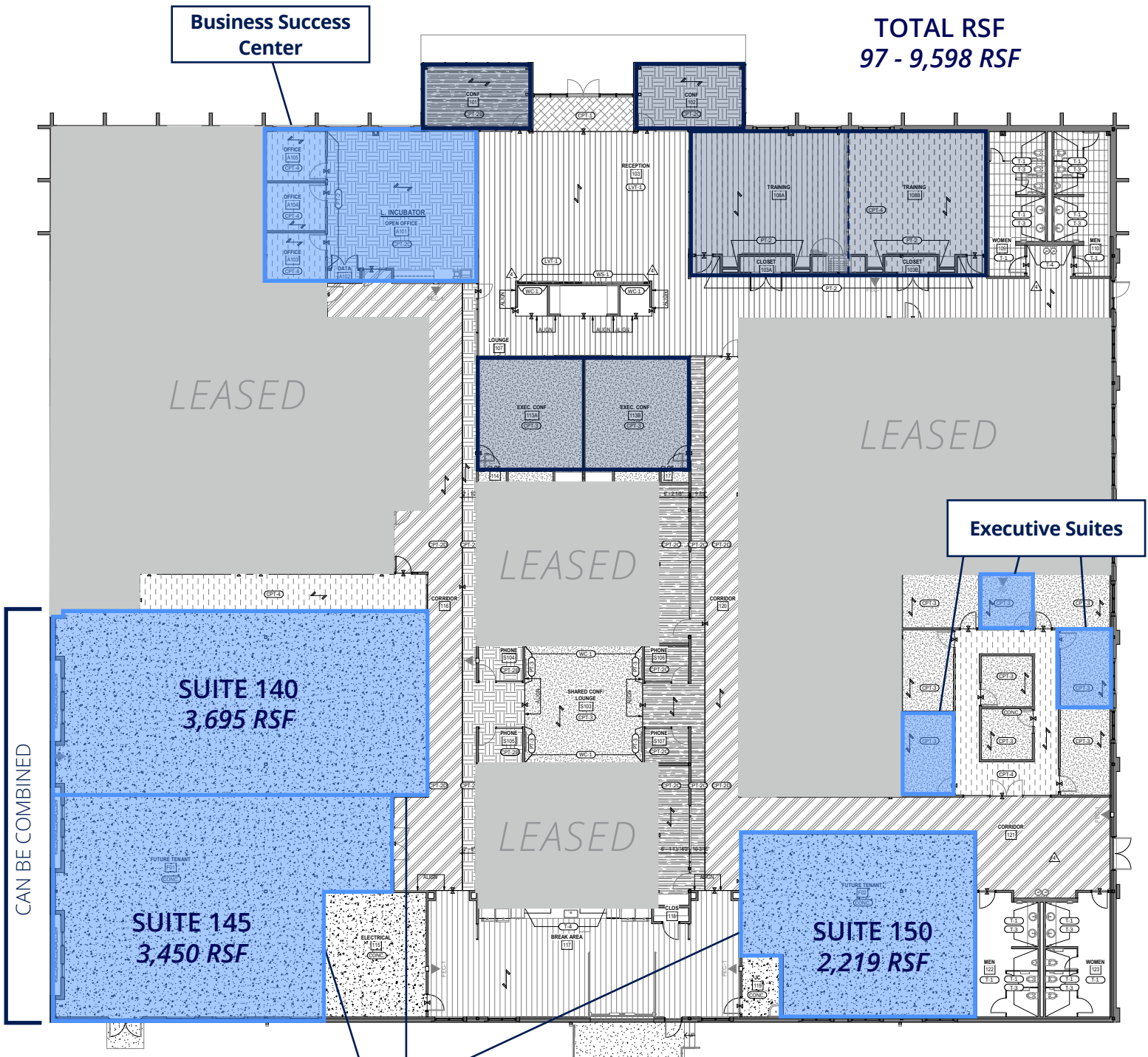
SUITE 140
3,695 RSF

SUITE 145
3,450 RSF

SUITE 150
2,219 RSF

Larger Office Suites

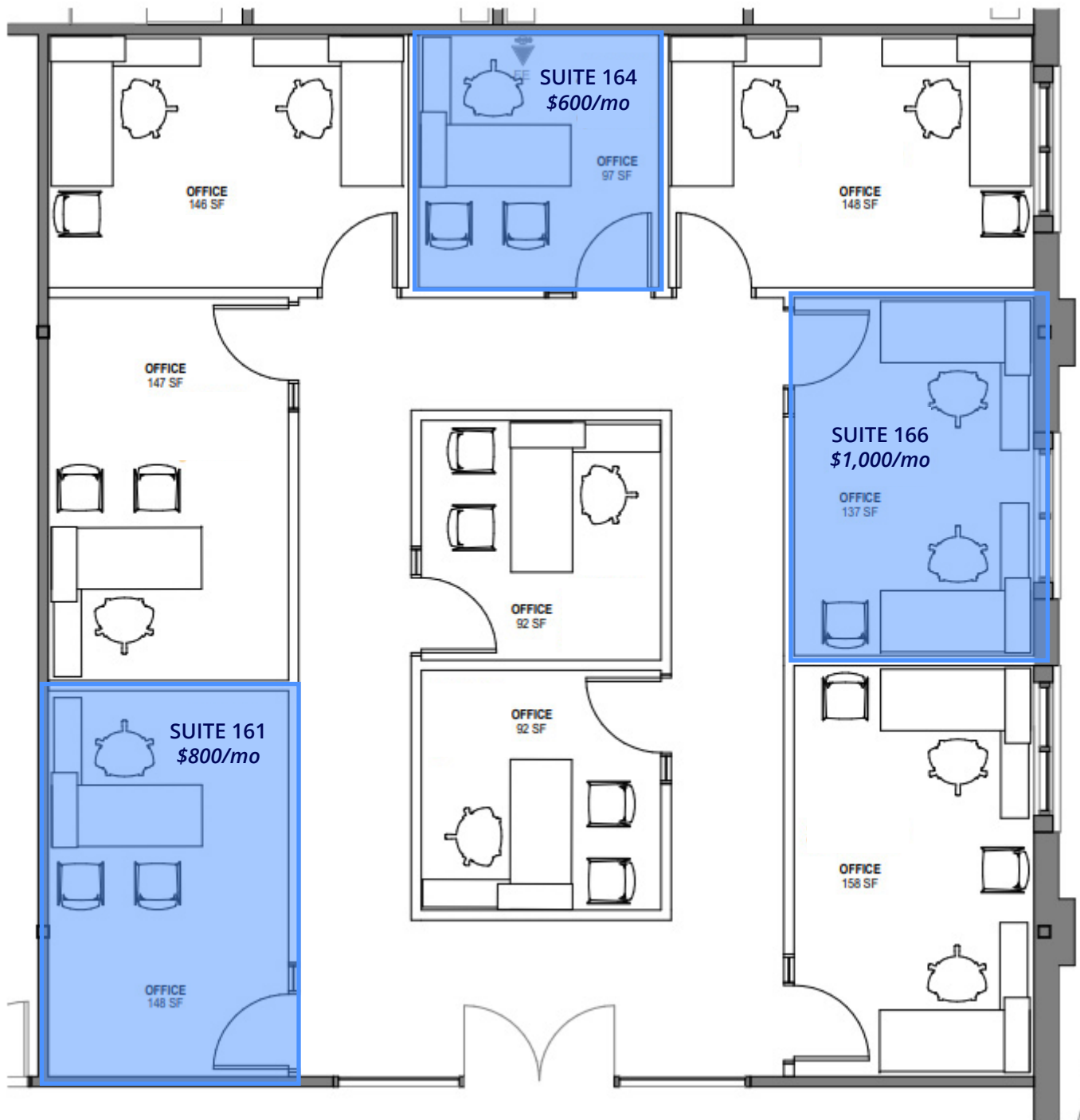
CAN BE COMBINED



For Lease | 8570 Rivers Avenue

Executive Suites

TOTAL RSF
382 RSF



For Lease | 8570 Rivers Avenue

Available Suites

Suite: 140



Suite: 150



Suite: 145



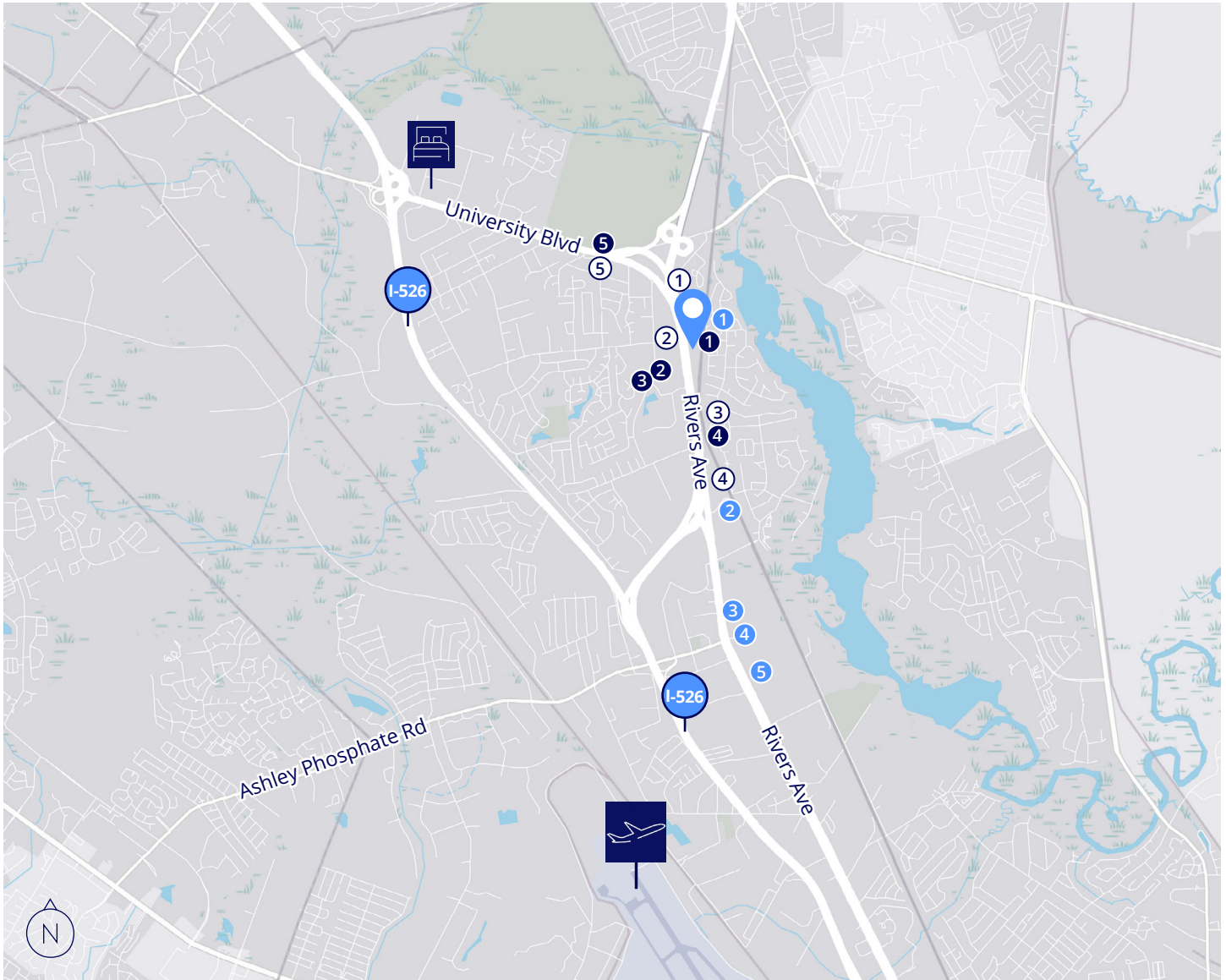
Executive Suite: 161



Executive Suite: 166



Area Overview



3-Mile Radius From Property

	Subject property		Major highway
	Charleston International Airport	①	McDonald's
	Hilton, Hampton, Holiday Inn & Fairfield Inn	②	Texas Roadhouse
		③	Yokoso Japanese
		④	Breck's Steakhouse
		⑤	Come Back Shack
		①	Circle K
		②	Murphy USA
		③	Energy Market
		④	Mobil
		⑤	Sunoco
		①	Piggly Wiggly
		②	Dollar General
		③	Aldi
		④	Walmart
		⑤	Target

Contact



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