

MEDICAL/ FLEX/ OFFICE SPACE | FOR LEASE

4995 Lacross Road, North Charleston, SC 29406

Three Suites Available within Rivergate I in North Charleston, SC

**Up to ±24,679 SF can be available by late 2027*



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Property Overview



At-a-Glance

Address	4995 Lacross Road North Charleston, SC 29406		
TMS #	472-00-00-005		
Spaces Available	**Suite**	**SF**	**Lease Rate**
	Suite 1300	±6,178 SF	$22 PSF
	Suite 1350	±3,047 SF	$22 PSF
	Suite 1075	±7,446 SF	$25 PSF
	**Up to ±24,679 SF can be available by late 2027*		
Lease Type	NNN		
Date Available	Suite 1300 & 1350	Available Now	
	Suite 1075	Available 2/1/2027	
Parking	Surface Parking Available		
Traffic	I-26	±104,000 VPD	
	I-526	±84,600 VPD	

Under new ownership and featuring a newly refreshed exterior, Rivergate I on Lacross Road offers a selection of professional office and medical suites in a central, highly accessible location. The properties are situated next door to the new Roper St. Francis Hospital development and well-positioned for medical and healthcare-related users.

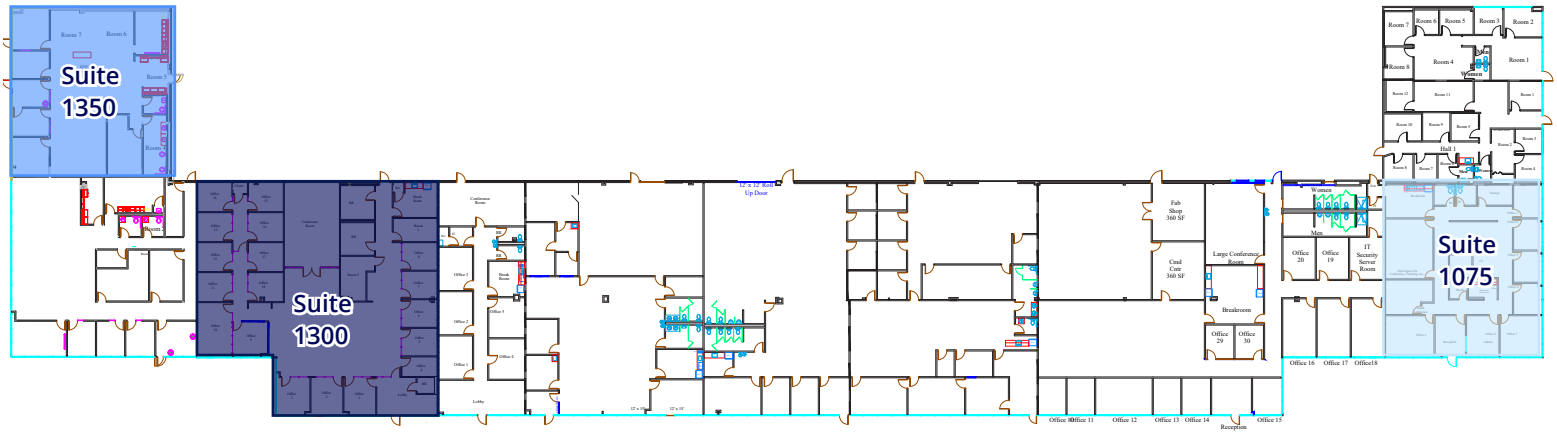
Ownership is actively pursuing new tenancies and is prepared to be flexible on terms, with a tenant improvement allowance available to help bring each suite in line with a tenant's needs.

The property provides convenient access to I-26, I-526, Charleston International Airport and the Tanger Outlet retail area making them ideal for users seeking a well-connected North Charleston location.



For Lease | 4995 Lacross Rd

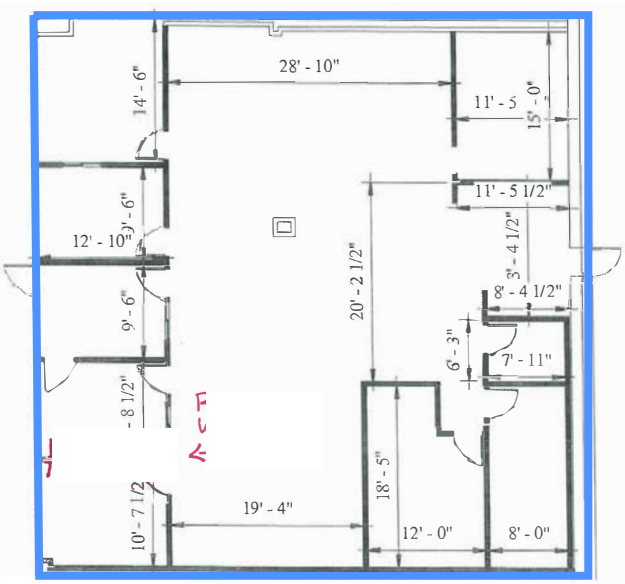
Property Floor Plan



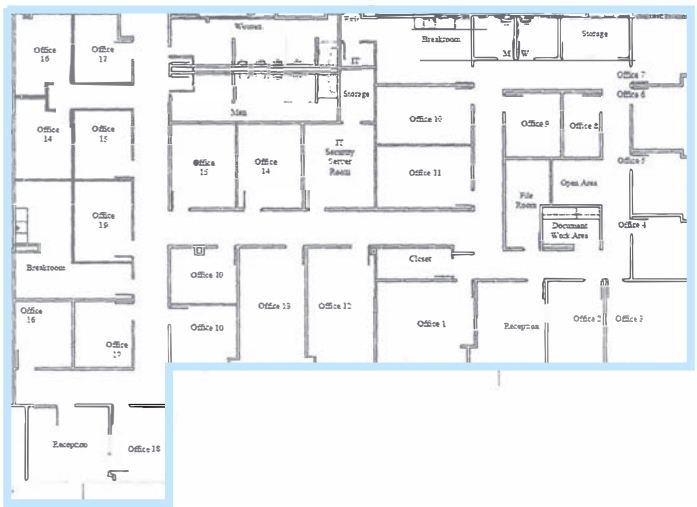
Suite 1300



Suite 1350



Suite 1075



Location Details





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