

SEA TURTLE MARKETPLACE

WILLIAM HILTON PKWY (US-278) & MATHEWS DR
HILTON HEAD, SOUTH CAROLINA | 29926



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LEASE / INFORMATION OVERVIEW

Newly redeveloped ~100K SF community center located in the heart of Hilton Head Island's retail corridor

PROPERTY HIGHLIGHTS

Excellent visibility and access along Hilton Heads retail corridor on William Hilton Parkway. (34,500 VPD)

Outparcel, anchor, and small shop space available.

Area retailers include: Publix, Whole Foods, Kroger, Walmart Supercenter, Belk, T.J. Maxx, and HomeGoods.

Signalized access at William Hilton Parkway

Center GLA: 99,652 SF

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DEMOGRAPHICS (2024)

	1 MILE	3 MILE	5 MILE
POPULATION	4,431	25,209	35,908
AVERAGE HH INCOME	\$111,253	\$147,962	\$161,053
BUSINESS ESTABLISHMENTS	663	1,419	2,115
DAYTIME EMPLOYMENT	5,571	12,441	18,569



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Unit	Tenant	Square Feet
600	Starbucks	2,687 SF
101	Homesense	29,530 SF
103	West Marine	13,233 SF
105	PT Solutions	3,207 SF
107	Petsmart	17,955 SF
109	Golf Galaxy	18,160 SF
301	Gusto Ristorante	3,085 SF
302	Tai Chi Massage Spa	1,400 SF
303	Island Nail Spa	1,470 SF
304	Blaze Beauty Studio	1,400 SF
305	Fidelity Investments	2,595 SF
201	Jersey Mike's	1,275 SF
202 - 204	Orange Theory Fitness	3,645 SF
OP-1	Parker's Kitchen	Outparcel
OP-2	Proposed ALDI	± 3.16 AC

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Park Plaza S/C
Harris Teeter

Island Crossing S/C
Publix **STAPLES**

Fresh Market Shoppes
THE FRESH MARKET **ECCO**
DOLLAR TREE

The Mall at Shelter Cove
belk
Kroger **J.S.A. BANK**
J.Jill **Talbots**
francesca's
lululemon **athletica**

Festival Centre
Walmart SUPERCENTER
Pier 1 imports
BARNES & NOBLE

Publix

Harris Teeter

Northridge Plaza
HomeGoods

The Plaza at Shelter Cove
T.J. maxx
WHOLE FOODS

SITE
Sea Turtle Marketplace
HOME SENSE **GOLF GALAXY**
West Marine
PET SMART

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