







WELCOME TO THE BEST OF MOUNT PLEASANT LIVING

Carolina Park is a 1,700-acre master-planned community where recreation, shopping, top-rated schools and gracious family living all reside in a unique park-like setting. A thoughtful mix of public and private spaces lends to the rich texture and inspiring energy of this growing area. Carolina Park is more than Mount Pleasant's newest and most dynamic community; it's the ideal place for you to call home.

Just minutes from the heart of thriving Mount Pleasant and the cobblestone streets of historic Charleston, Carolina Park combines the values and sensibilities of a traditional neighborhood with the latest amenities and conveniences. Featuring a collection of well-crafted, architecturally diverse homes surrounded by hundreds of acres of permanently preserved natural beauty, Carolina Park is the region's premier master planned community and a remarkable place to call home.





EVERYTHING YOU NEED RIGHT OUTSIDE YOUR FRONT DOOR

THE BENEFITS OF OUR “SMART GROWTH” PHILOSOPHY

Carolina Park is a master planned community where people can live, learn, work and play. A place convenient to bustling urban centers but set apart and secluded. A place that fosters a true sense of community, where kids ride bikes to school and neighbors become friends on wide, welcoming porches. A place where nature’s beauty is respected and preserved and where opportunities for recreation and relaxation can be found around every corner.

Inspired by a network of tree-lined streetscapes, sidewalks and trails, residents spend a lot of their time outdoors enjoying everything the community has to offer with family, friends and neighbors. And with a convenient location just minutes from the heart of Mount Pleasant, the historic streets of Charleston and the region’s most popular beaches, Carolina Park provides easy access to all that makes the Lowcountry an exceptional place to live, explore and enjoy.



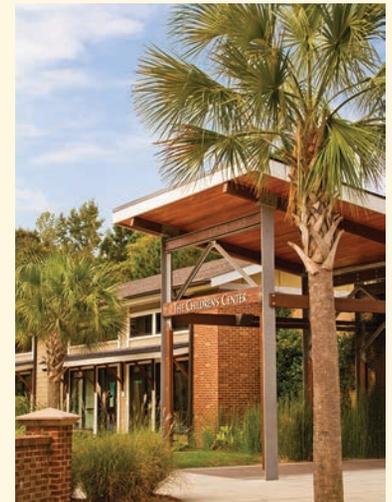
GREAT SCHOOLS ARE RIGHT AROUND THE CORNER

Mount Pleasant is home to several of South Carolina's highest-performing schools, and the schools serving Carolina Park are among the area's newest and most-awarded. All four of the public schools within the community have a rating of "Excellent."

It begins with daycare at The Children's Center, a private facility offering early childhood education through pre-school. Carolina Park Elementary welcomes kids in grades pre-K through 5, while Cario Middle School is just minutes away in nearby Park West. Oceanside Collegiate Academy, Mount Pleasant's premier charter high school, and Wando High School, a Palmetto Gold Award winner and one of the state's highest-ranked secondary schools, are both located on the property. Right alongside Wando High stands the Center for Advanced Studies at Wando, a state-of-the-art facility serving 600 students and shared with Trident Technical College.

EDUCATIONAL FACILITIES

- The Children's Center – Preschool
- Carolina Park Elementary School
- Laurel Hill Primary School
- Charles Pinckney Elementary School
- Cario Middle School
- Wando High School
- Center for Advanced Studies at Wando
- Oceanside Collegiate Academy
- Future Wando Mt. Pleasant Library



FROM SAFETY AND HEALTHCARE TO HOUSES OF WORSHIP

Carolina Park is home to one of the newest full-service hospitals in the region. Roper St. Francis Mount Pleasant Hospital is just a stone's throw away with 85 beds, an Emergency Room, surgical center and offices housing 45 doctors and their staff. Mt. Pleasant's newest Fire/Police Station is situated on the property, as are two churches that bring another dimension to the Carolina Park lifestyle.

COME OUT AND PLAY

The recreational offerings of Mount Pleasant and Charleston are second to none, but they're just the beginning for residents of Carolina Park. Our Residents Club features a Jr. Olympic pool with beach entry and family-friendly features, nautical themed playground, tennis courts, Outdoor Pavilion with a large fireplace, our nearly 2-acre Great Lawn, and a spacious dog park. Outdoor lovers can enjoy everything nature has to offer with more than 140 acres of parks and open space, 220 acres of protected marsh and wetlands and 20-acre Bolden Lake. Formal athletic facilities include the 54-acre Active Park, home of Mount Pleasant Youth Soccer and United Soccer Academy Mount Pleasant, as well as expansive athletic fields, parks, pools and O2 Fitness located minutes away.

AN EXTRAORDINARY COMMUNITY STARTS WITH EXCEPTIONAL HOMES

More than just walls and a roof, your new home should be a place that's warm and welcoming. It should bring you joy each and every day by combining inspired architecture, thoughtful design, impeccable detail and a functional sensibility that enhances your life. The award-winning builder team at Carolina Park knows this and has created a wide range of floor plans and home styles to ensure that The Village and Riverside will always be neighborhoods that are as friendly and inviting as the people who call them home.





THE VILLAGE

A NEW TAKE ON TRADITIONAL LOWCOUNTRY LIVING

Imagine a close-knit, highly connected neighborhood that harkens back to a simpler time. A place where kids ride their bikes to school and neighbors stop by just to say hello. A place where homes are crafted in the traditional architectural style of the Lowcountry, where wide sidewalks frame tree-lined streets and a lively town center will be just minutes from your door. All of this describes life in The Village.

While The Village is clearly inspired by the past, the neighborhood and its homes are built for today's family and today's lifestyle. Inside, open floor plans create flow and movement while luxury features and finishes abound. Roomy kitchens boast granite counters, top-of-the-line appliances and ample cabinet space. Living spaces are generously proportioned, and many plans feature first-floor master bedrooms. Outside, comfortably-sized yards provide havens for play and entertainment, and virtually all of the community's amenities, from walking paths to the Residents Club, are just moments away.







RIVERSIDE AT CAROLINA PARK

A NEIGHBORHOOD OF CUSTOM DESIGNED AND BUILT HOMES

Nestled along the banks of the Wando River and set amidst a stunning natural landscape where 50 percent of the land has been preserved as green space, Riverside is a collection of quarter- to half-acre homesites featuring custom homes crafted by the area's finest custom builders. An exceptional community in every way, Riverside offers homebuyers a wide range of views, easy access to the riverfront, and highly desirable levels of seclusion and privacy. With its own 20-acre Bolden Lake, as well as future amenities including a pool with marsh views, direct access to the Wando River, kayak and paddleboard launch and crabbing dock, Riverside is a community without parallel in Mount Pleasant.

IF YOU CAN IMAGINE IT, YOU CAN BUILD IT IN RIVERSIDE

Riverside offers homebuyers the opportunity to meet with a number of builders who comprise our custom builder team. Each offers its own original plans, feature packages and special touches that will make it easy for you to identify the right builder to design the perfect home. Because Carolina Park has carefully vetted each builder, you can count on receiving exceptional service from the moment you walk through their door until long after you walk through your own. Whether you're designing your own custom home from the ground up or working with a builder's existing plan, you can be assured that your new home will be everything you imagined it would be, and more.



THE PERFECT PLACE FOR YOU TO CALL HOME

Located just across the Cooper River from historic downtown Charleston, Mount Pleasant is one of the most desirable areas in the country. Its outstanding public school system, close proximity to Charleston, pristine beaches and choice shopping provide residents with a truly unique living experience. From outstanding athletic facilities and public safety services to exceptional healthcare and more, Mount Pleasant offers every imaginable amenity and convenience. It's the perfect combination of old and new – a great place to work, live, raise a family and enjoy the great outdoors all year round.





THE LOWCOUNTRY TRADITIONS CONTINUE

Mount Pleasant rests at the heart of the South Carolina Lowcountry, known the world over for its unique blend of cultural diversity, agricultural wealth, historic cities and towns and warm hospitality. Residents enjoy a comfortable four-season climate and are surrounded by some of the world's most breathtaking natural beauty. From the moss-draped Live Oaks that canopy the meandering byways to the ebb and flow of its scenic salt marshes, the Lowcountry is a treat for the senses. It has a rich cultural heritage, heavily influenced by the European, Caribbean, African, Southern and Native Americans who have inhabited the region over the years. Everything from language to cuisine to crafts stands apart as unique and distinctive.

Even today, as the hustle and bustle of modern life and industry catapult the region into the spotlight as an area of opportunity and growth, the even, steady pace in the Lowcountry remains. There's no place better to view it than from your front porch in Carolina Park.





THE BEST OF MT. PLEASANT LIVING.

Carolina Park offers an unparalleled collection of homes, features and amenities. Here in Mount Pleasant's premier master planned community, a team of 8 exceptional builders is creating architecturally distinctive homes of uncompromising quality. With the areas highest rated schools, churches, trails and parks, a full-service hospital, emergency services and more – all set within the community – Carolina Park is an exceptional place to live, learn, work and play. A place you and your family will be proud to call home.



1526 Banning St. | Mt. Pleasant, SC 29466 | 843.654.5083

CarolinaPark.com