





Travel & Transportation

Airport

Charleston International Airport (CHS)

❖ 5500 International Blvd., Charleston, SC 29418-6911

Airlines:

- American Airlines www.aa.com (800) 433-7300
- Delta Airlines www.delta.com (800) 221-1212
- **❖** JetBlue www.jetblue.com (800) 538-2583
- Southwest www.southwest.com (800) 435-9792
- United www.ual.com (800) 241-6522
- US Airways www.usairways.com (800) 428-4322

Rental Cars:

- Avis www.avis.com (843) 767-7031
- ***** Budget www.budget.com (843) 767-7051
- Enterprise www.enterprise.com (843) 767-4557
- Hertz www.hertz.com (843) 767-4550
- National www.nationalcar.com (843) 767-3078

Travel & Transportation

Taxi:

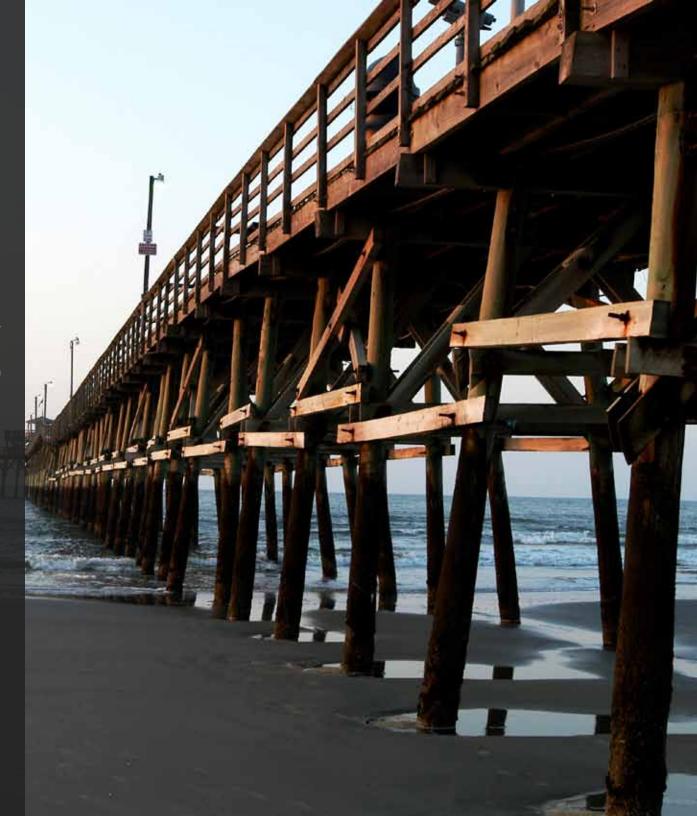
Taxi to Seabrook Island Gate - \$75*
 *based on 1-2 passengers (\$2.52/Mi Meter Fare)

Limousines & Private Cars:

- ❖ AAA A Extreme Limousine Service www.extremelimousinesc.com (843) 767-7033
- Charleston Executive www.charlestonexecutive.com (843) 767-7051
- Tri-County Transport
 www.tctslimo.com (843) 767-4557
- ❖ Top Notch Transportation www.tntlimoservices.com (843) 767-4550

Directions from Charleston International Airport:

- 1. Head west on International Blvd toward Air Park Rd. (0.1 mi)
- 2. Slight left to stay on International Blvd (0.3 mi)
- 3. Keep right to stay on International Blvd (1.3 mi)
- 4. Slight right to merge onto I-526 W/Mark Clark Expy (5.9 mi)
- 5. Turn right onto U.S 17 S/Savannah Hwy (4.6 mi)
- 6. Turn left onto Main Rd/State Rd S-10-20 (16.9 mi)
- 7. Turn right onto Seabrook Island Rd. (1.4 mi)
- 8. Turn left to stay on Seabrook Island Rd (0.6 mi)
- 9. Turn left on to Old Drake Dr. (0.3 mi)
- 10. Arrive at 2867 Old Drake Dr., John's Island, SC 29455







About the Island

Seabrook Island is a private oceanfront community. With each leisurely day AtlanticOne LLC Owners and their guests enjoy two Championship golf courses, a world class tennis center, horseback riding, a brand new beach club and many more amenities.

Even with all of the seclusion and tranquility Seabrook enjoys, the island is only minutes away from the historic city of Charleston, one of the most charming cities in the South.

Amenities

Dining:

- Bohicket's & Sea View Terrace Casual dining with stunning views of Crooked Oaks and Ocean Winds golf courses. A perfect environment for all dining occasions, the Sea View Terrace offers intimate al fresco dining with striking oceanfront views.
- * Palmetto Room Formal dining environment with upscale southern cuisine focused on fresh, local seafood using seasonal ingredients and spectacular views of the Atlantic ocean.
- Pelican's Nest Casual, outdoor oceanfront dining with stunning views of the Atlantic Ocean and Deveaux Bank.
- Locker Room Lounge Locker Room amenities include full shoe care service, showers and towel service accompanied by comfortable lounges for both ladies and gentleman with full bar service and modest refreshments.

Golf:

Uncrowded playing conditions and 36 holes of championship golf make Seabrook Island a golfer's dream. Seabrook's privacy ensures AtlanticOne Owners a refreshing pace of play, available replay rounds and superb service. Both courses will exceed your expectations in beautiful, undisturbed natural surroundings and challenging, championship play. Private and group instruction and tournament coordination are available from Seabrook's PGA professionals

- * Crooked Oaks Golf Course Designed by Robert Trent Jones, Sr., is a 6,780-yard, par 72 course that winds through marsh, maritime forests and moss-hung, century old live oaks.
- ❖ Ocean Winds Golf Course Designed by Willard Byrd, is a 6,765-yard, par 72 course that takes you to the Atlantic Ocean where the swirling breezes provide a challenging test of ability.
- * Golf Pro Shop Features a wide selection of golf apparel for ladies and gentlemen as well as a full line of clubs, balls, and accessories.
- Practice Facilities Include a 40,000 sq. ft. practice tee, an adjacent fairway bunker, 5 target greens, 2 large putting greens totaling over 18,000 sq. ft. and a separate short game area which includes 3 bunkers, a short fairway and a 3,000 sq. ft. green.
- ❖ Honors and Awards Audubon Designation. In 1996, Seabrook Island's golf courses became the first in South Carolina and 75 in the U.S. to become a certified member of the Audubon Cooperative Sanctuary Program for Golf.





Tennis

The Seabrook Island Racquet Club, part of a vibrant residential community nestled among mature live oaks and a lush maritime forest, features state of the art facilities, top quality court conditions and a balance of year round social, instructional and competitive choices for all levels of tennis enthusiasts.

- ❖ 15 professionally maintained clay courts available year-round
- Shaded canopies, benches and refrigerated water available on each bay of courts
- Full-service Pro Shop including men's, women's, and children's apparel, equipment, and accessories
- Lounge for members and guests to socialize after play
- Expansive porches offering commanding view of the courts
- Onsite shower facilities
- * Racquet stringing service
- Demo and rental racquets
- Personalized tennis packages and private camps
- Private and group instruction available on a year-round basis
- Seasonal round robins and matchmaking service
- Computerized ball machine

Beach Club:

Lowcountry sunshine, relaxation married with an ocean breeze and refreshing beverages with enticing cuisine are just the normal prerequisites for a day at the Seabrook Island Beach Club. AtlanticOne Owners experience outdoor oceanfront dining only a few short steps from 2 swimming pools, complimentary towel services, convenient beach access, an indoor arcade and a retail shop for all your summer beachwear and accessory needs, all in perfect view of the best lowcountry sunsets in the Carolinas.

- Seabrook Shoppe Located at the front of the Beach Club, the Seabrook Shoppe is the convenient place to get all of your beach needs. Snacks, drinks, ice cream, bathing suits, fun summer clothing for men, women and children, sunscreen and pool toys are all available. It is open seasonally, from April to the beginning of October.
- Camp Seabrook The Seabrook Island Club offers daily and weekly camp sessions from Memorial Day to Labor Day. Activities include island excursions, athletic workshops, pool fun, pony rides, crab fishing, arts and crafts, culinary classes, nature hikes and more.
- Arcade Take a break and cool off in the Arcade where kids and adults enjoy pinball and video game classics. Go head to head with friends and family playing air hockey, ping pong, and billiards or catch up on your favorite shows or the big game in the arcade lounge.





Equestrian:

Featuring one of the few beach rides on the East Coast, Seabrook Island's full-service Equestrian Center caters to riders of all skill levels with guided trail rides, pony rides and riding lessons. The Equestrian Center has forty-two stalls and three miles of trails.

- Advanced Beach Rides This exhilarating ride tours the North Beach area and is for advanced riders only. The rider must have a minimum of three or more current years of riding experience and have good control at a walk, trot and canter. Advance reservations are required.
- ❖ Walking Beach Rides By reservation only.
- ❖ Beginner Trail Rides This walking ride meanders through the scenic woods, marshes and tidal creeks of Seabrook Island and lasts approximately one hour with brief pre-ride pointers. There is no finer way to experience the beauty of Seabrook Island. Advance reservations are required.
- ❖ Pony Rides Parent-led pony rides are available from 9:00 a.m.−2:00 p.m. by appointment for children up to eight years old.

Additional Amenities:

Beaches:

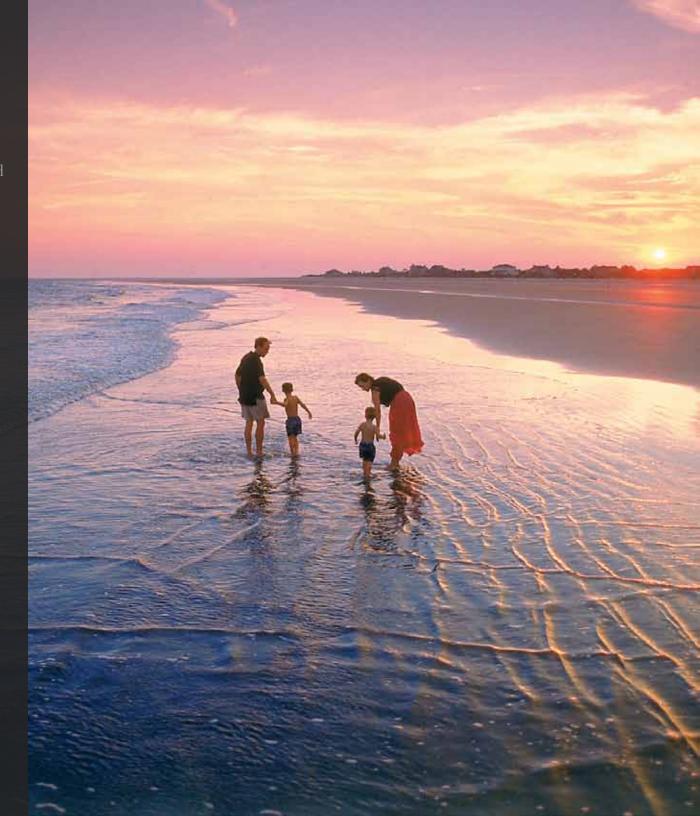
- Pelican Beach the island's peaceful beach and a perfect choice for young children to swim in the soft waves and slow current of the Edisto River as it meets the Atlantic Ocean.
- North Beach For those who prefer the early morning sunrise over Seabrook, this is the first place that light touches us at dawn.

 Located on the Eastern shore it claims one of the widest fronts on the Carolina Coast.

The Lake House Fitness & Wellness Center

26,000 Sq. Ft. facility provides Seabrook Island Club property owners and their guests with everything they need to stay happy and healthy.

- Aquatic Facilities 5-lane, 25 meter, temperature regulated indoor fitness pool, water-play area for children, and plenty of deck space for AtlanticOne Owners and their guests to relax and enjoy the sun.
- * Fitness Facilities Cardio and strength training areas featuring high-end equipment in addition to group classes and personal trainers.





Each AtlanticOne LLC Owner receives a Community Membership to Seabrook Island, which includes:

- Member Green Fees of \$85/pp, which includes cart rental
- ❖ Tennis at the Preferred Member rate of \$12/pp
- Use of the Lake House Fitness Center & Indoor/Outdoor pools
- Unlimited use of dining, pools and shops
- Reservations for tee times up to 7 days in advance
- * "Associate Bronze" ClubCorp reciprocal benefits



Dining:

Jestine's

Staying in Charleston's historical district and looking for some local, Lowcountry cooking? Jestine's Kitchen is the place to head. Not to be missed are the fried chicken and collard greens.

Circa 1886

* Located across the street from the Elite mansion, Circa 1886 is an elegantly restored historic carriage house in the gardens of the Wentworth Mansion. For true Southern cuisine with a sophisticated twist in a smoke-free environment, Circa 1886 can provide you with just that, in a historic and intimate atmosphere. Reservations are recommended, since this culinary gem is a favorite of both locals and tourists familiar with its reputation

SNOB

* SNOB is an eclectic low-country bistro that brings together an abundance of local ingredients and thoughtful, expert presentation with a friendly contagious energy. Here the dining room is a natural extension of the kitchen, a place where culinary skill, a clever, considered wine program, warm service, and conversations meld together.





Dining:

Cypress

* Cypress is a sleek restaurant in a renovated 1834 brick-wall building serving eclectic Lowcountry cuisine. Large, rust-color leather booths, a ceiling with light sculptures that change color, and a "wine wall" of 5,000 bottles under glass, keep it contemporary. Sample the wines, but also try salads like the fabulous arugula with Gorgonzola, pecans, and apples. The green-tea-smoked duck is a good entrée choice. The fillet, cooked over hickory, comes with a Madeira wine sauce and a house-made soft cheese with herbs. Reservations essential. Attire is business casual

Carolina's

A landmark in Charleston's culinary history, Carolina's is as rich in local lore as it is in culinary tradition. Be whisked away by the succulent flavors and sophisticated elegant atmosphere. Three distinct dining areas - the Perdita's Room for a more intimate dining experience, the Sidewalk Room with its tall arched windows and mirrored wall, and the bustling Bar Room - make Carolina's the perfect place for dinner any night of the week. Our local host, Robin, recommends the crab wontons and shrimp and grits. Extensive wine list and private cellar. Reservations suggested; walk-ins welcome.

Dining:

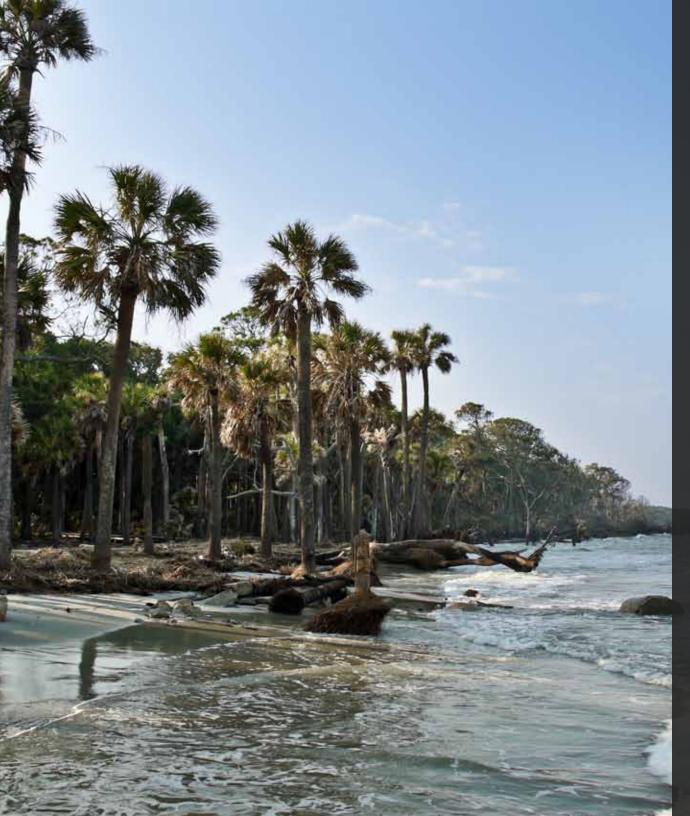
Hank's Seafood

Great food and a charming ambiance can only equal an extraordinary dining experience. Hank's Seafood Restaurant is located in a turn-of-the-century warehouse overlooking the Historic Market. Hank's has been beautifully renovated to an ambiance that reflects Charleston's port history and family roots. This restaurant features Southern specialties such as fried seafood platters, Low Country Bouillabaisse and she crab soup. Friendly service and a unique wine list earn this restaurant top honor among locals and visitors alike.

Garibaldi Cafe

Since 1978 Garibaldi Cafe has been a local favorite for fresh, local seafood and comforting Italian fare. A cozy cafe adjoins an inviting outdoor courtyard overlooking the historic city market and an upstairs dining room has the proportions and trappings of an elegant downtown home. The focus is on local daily caught seafood such as snapper au poivre and the famous crispy flounder. Crispy flounder is scored to the bone and the crispy outside keeps the tender meat moist and is glazed with an apricot shallot sauce. Attempt by others to duplicate it have enhanced its legendary status.





Dining:

Magnolia's

Sister restaurant to Cypress, Charleston's most popular restaurant is located at the site of the city's original Customs House (circa 1739). Magnolia's setting is a blend of historic charm & contemporary excitement. The uptown American cuisine with the down south flavor offers a wide variety of your favorite menu items.

Water's Edge

Enjoy the classic elegance of Water's Edge Restaurant, located just minutes from Historic Downtown Charleston. Water's Edge sits on the bank of Shem Creek. Diners can watch the shrimp boats pass by as they enjoy classic Low Country fare with fresh seafood and prime rib. They also carry over 450 wines from around the world.

Wasabi

❖ Wasabi is downtown Charleston's only Japanese-style hibachi steakhouse - called Teppanyaki. This beautiful new restaurant is a favorite of locals and tourists. Your meal will be prepared by a performing chef right at your table. Wasabi also features fresh sushi at its fabulous sushi bar.

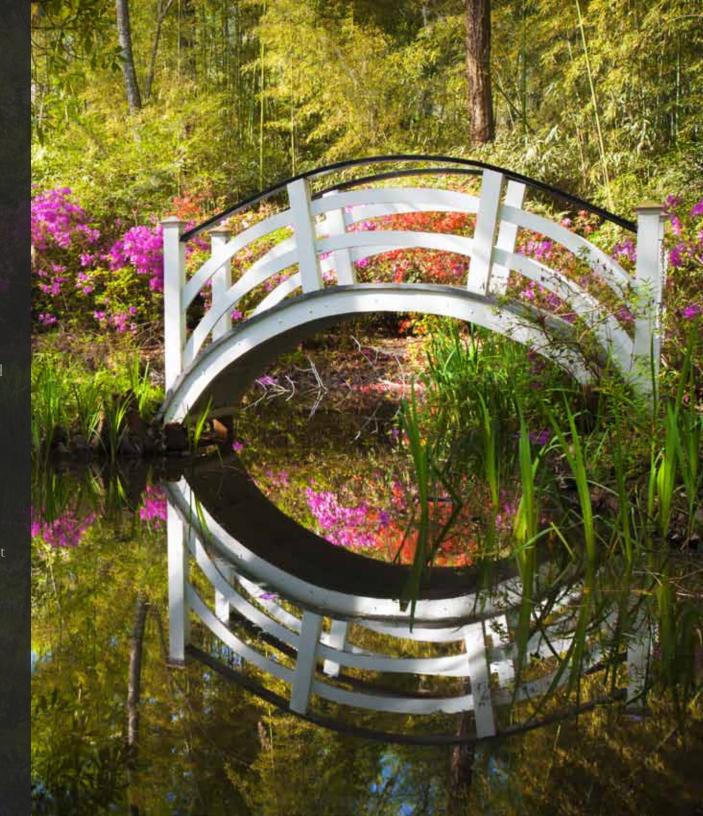
Dining:

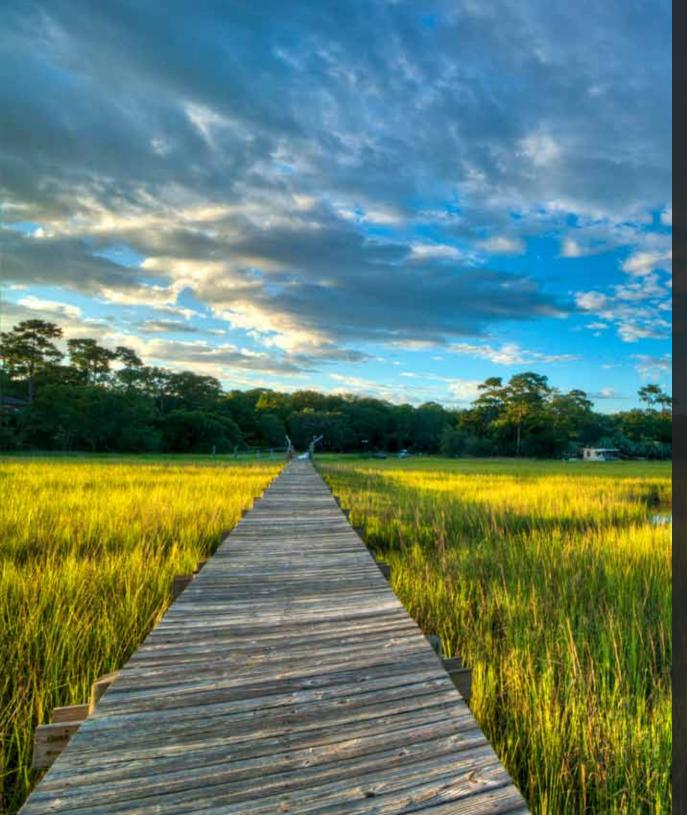
Fleet Landing

Fun for the entire family! Charleston's "come as you are" casual seafood restaurant with a waterfront view that is a distinctive destination unto itself. Housed in a 1940s retired naval building on the east side of the Charleston peninsula, Fleet Landing restaurant features a fusion of classic and contemporary Southern seafood fare in a setting that celebrates the area's waterfront heritage. Fleet Landing juts out over the marsh on a reinforced pier and boasts oversized windows that offer an unobstructed view of the Charleston harbor.

Hominy Grill

Nationally acclaimed and locally beloved, Hominy Grill is a Charleston institution serving classic southern specialties that taste just like grandma used to make (well, if our grandma had been a good cook, that is! But that's another story.) The Hominy Gill doesn't open any cans; all is prepared from scratch using fresh, locally raised ingredients. Good for Breakfast, Brunch, lunch and dinner.





Beaches:

Enjoy the sparkling sand and cool surf of the Atlantic ocean with beautiful beachfront parks operated by the Charleston County Park and Recreation Commission.

Beachwalker Park

❖ Good beach-access park with 300 feet of ocean footage. Amenities include dressing areas, outdoor showers, restrooms, boardwalks, and a picnic area.

Charleston Waterfront Park

❖ Charleston Waterfront Park is the city's most recent example of what can be accomplished through carefully planned revitalization. Located on 1,280 feet of waterfront property along Concord Street in Charleston, this public park provides visitors the ideal setting to relax and experience the ever-changing beauty of the waterfront. A grassy public green, a magnificent pier, and numerous benches and picnic tables are available for your enjoyment. Open to the public from 6:00 am-midnight.

Isle of Palm and Folly Beach are also great options!

Activities & Tours:

The Charleston Museum

America's first museum showcases a variety of cultural and natural history artifacts that tell the story of the South Carolina Lowcountry. Visitors of all ages will be transported back through time, viewing artifacts from ancient fossils and an enormous whale skeleton to elegant costumes and Charleston silver. Don't miss the Heyward-Washington House (c. 1772), "Charleston's Revolutionary War House" and the Joseph Manigault House (c. 1803), "Charleston's Huguenot House."

Aiken-Rhett House

The expansive Aiken-Rhett House stands as the most intact urban villa with dependency buildings showcasing life in antebellum Charleston. A conservation approach has been adopted for this important site, which has survived virtually unaltered since 1858. Many objects can still be found in the rooms for which they were purchased

Boone Hall Plantation

❖ Boone Hall reflects Southern heritage spanning 300 years on one magnificent "still working" plantation. Gardens, slave cabins, dining, gift shop plus one of the world's longest oak-lined avenues.





Activities & Tours:

Slave Mart Museum

* This hub of the African- American National Heritage Museum is one of several locations where slaves were sold in Charleston. The last auctions at this market were in 1863. Presentations here narrate the African-American experience in Charleston and the SC Lowcountry from their arrival in 1670 to the modern Civil Rights movement. Permanent exhibits explore the African sources from which African-American culture emerged, the middle passage, Caribbean influences on America, slavery, emancipation, reconstruction, arts, cuisine, and the movement towards civil rights.

South Carolina Aquarium

The best views of Charleston start at the South Carolina Aquarium. There's no place like it in Charleston – a place where fun, wonder and education come together in one amazing experience. You'll marvel at moray eels, loggerhead turtles, sharks, river otters and much more. Plus, look deep into another world with our fascinating Secrets of the Amazon exhibit where exotic sights, smells and sounds surround you.

Activities & Tours:

Historic Charleston Battery

❖ No trip to Charleston is complete without a stop at White Point Gardens, known popularly as Battery Park. This peaceful park offers unprecedented views of Charleston Harbor and Fort Sumter, while a look back across the street promises fantastic images of Charleston's mansions. Enormous oak trees provide shade to the park, and a display of weapons used in the Civil War make for a unique play area for children. You'll see a Columbiad used to shell Fort Sumter in 1861, two seacoast mortars, and more. During the early 18th century, the park was used as the home of the gallows, where Stede Bonnet - the "gentleman pirate" - and dozens of others were hanged. By 1837, the land was in use as a public garden. Weddings and other special events are frequently held at the beautiful, massive white gazebo in the center of the park, but on off-days it makes for a beautiful place to sit and take in the beauty of Charleston!

Patriot's Point Naval & Maritime Museum

* Experience the ships, planes & exhibits of Patriot's Point. The center piece of this historic museum is the massive aircraft carrier, the USS Yorktown, one of the most decorated and famous warships from World War II. Take a tour and go deep inside the vessels to experience what life was like for many of America's finest.





Activities & Tours:

Fort Sumter Tours

❖ The only tour stopping at Fort Sumter National Monument, where the Civil War began. Cruise to the island fort while you enjoy breathtaking views of Charleston and her Harbor. National Park Service historians explain the fort's history. Tours depart from the Visitor Education Facility at Liberty Square downtown and from Patriots Point in Mt. Pleasant and lasts for 2 1/4 hours.

Old City Market

❖ Located on Market Street between Meeting and East Bay streets. Built in 1841, it features small shops, restaurants and a flea market with everything from produce to antiques. Hear the lilting dialect of Gullah ladies as they weave and sell handmade sweetgrass baskets

Nathaniel Russell House

❖ For nearly two centuries, visitors have admired the grand Federal townhouse of Charleston merchant Nathaniel Russell, completed in 1808. The graceful interior boasts elaborate ornamentation and a magnificent free-flying staircase. Set amid spacious gardens and furnished with period antiques, the house evokes the gracious lifestyle of the city's elite.

Activities & Tours:

Ghost and Graveyard Tour

❖ You've heard the spooky Charleston ghost stories. Now experience them on this up close and personal tour that takes you where others won't dare go. Graveyards − full of history, intrigue and tales of love and loss. Learn about the history of Charleston's graveyards and hear the stories of the famous individuals who found their final resting place in the Holy City.

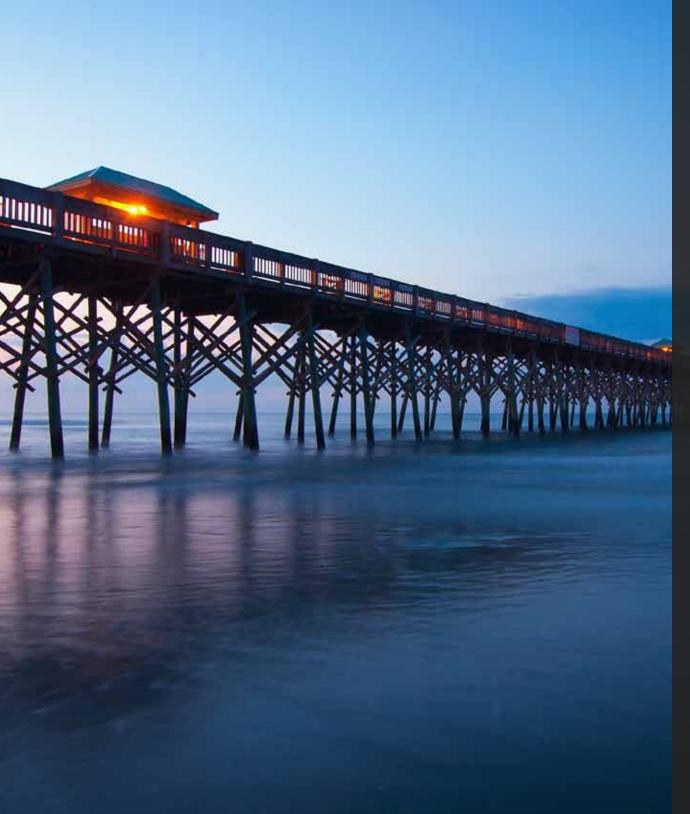
Cypress Gardens

❖ Cypress gardens is a 170-acre Berkeley
County park with beautiful gardens, walking
paths, and cypress swamp. Visitors tour the
swamp in flat-bottomed boats. The aquarium
and butterfly house feature native species. The
reptile house contains exotic snakes, turtles
and crocodilians.

Magnolia Plantation

❖ Step back 325 years as you visit Charleston, South Carolina's premier tourist attraction and plantation, founded in 1676. As the South's Complete Plantation Experience, noted by travel writer, Charles Kuralt, as his "...greatest Charleston pleasure," Magnolia Plantation and its Gardens should be added to your travel itinerary.





Activities & Tours:

Middleton Place

❖ Middleton Place is a National Historic Landmark and a carefully preserved 18thcentury plantation that has survived the revolution, Civil War, and an earthquake. It was the home of four important generations of Middletons, beginning with Henry Middleton, President of the First Continental Congress; Arthur, a signer of the Declaration of Independence; Henry, Governor of South Carolina and an American Minister to Russia; and Williams, a signer of the Ordinance of Secession.

Charleston Tea Plantation

❖ One of America's true treasures and its only commercial tea farm. Visitors enjoy long strolls beneath the Live Oaks, learn how tea is made during our unique and informative factory tour, visit the Tea Shoppe, sample American Classic Tea and walk the grounds.

Historic Homes of Charleston (walking tour)

❖ Explore the historic Battery with a native Charlestonian guide. Meander through back alleyways and cobblestone streets, and stroll along the prestigious Battery, reveling in the city of Charleston's amazing beauty and historic traditions. There is something for everyone to enjoy on this popular Charleston historic tour.

Activities & Tours:

Rainbow Row

❖ One of the most often photographed and painted scenes in Charleston, this stretch of private homes dates to the mid-1700s. The fourteen homes are painted in every color of the rainbow, and although they're not open to the public, they're a not-to-miss sight.

Spoleto Festival

Held yearly, the Spoleto Festival is one of the largest events of its kind and considered a major showcase for artists including classical ballet; modern and post-modern dance; opera; chamber, symphonic, and choral music; jazz; theater; and visual arts. Spoleto has earned a reputation for offering programs of the highest artistic caliber, supporting new and innovative works, nurturing outstanding young artists, and expanding public appreciation of the arts. This focus has brought the festival international acclaim year after year.

Horse Drawn Carriage Tour

Enjoy narrated tours of Charleston's Historic District in a horse-drawn carriage.

- Carolina Polo & Carriage Company www.cpcc.com (843) 577-6767
- ♦ Old South Carriage Tours www.oldsouthcarriagetours.com (843) 723-9712





Activities for kids:

scaquarium.org/
Just entering this museum is a delight; the structure itself extends out over Charleston Harbor and as guests draw near the entrance, they enter beneath a beautiful stained glass wall. Entering the Great Hall, the centerpiece is the breathtaking Carolina Seas Exhibit. Spend the day walking through a mountain ravine, exploring the rivers of the Piedmont region,

visiting with swamp dwellers and marveling at

❖ Isle of Palm Beach − Excellent shelling opportunities!

the 300,000-gallon Great Ocean Exhibit.

- The lively fishing docks at Shem Creek, where you can watch shrimpers bring in their daily catch.
- ❖ The Pirate Scavenger Hunt book at the Old Exchange and Provost Dungeon gift shop. Pick it up early on in your trip; it's brimming with activities to entertain the kids while families explore the city. The spooky Dungeon tour is a kid's delight too, full of stories of Indians, pirates and patriots.



Amenities:

- Four Bedrooms
- Five Bathrooms
- Brazilian Cherry Floors
- Granite Counters
- Custom Cabinetry
- Large Butler's Pantry
- Private Bathrooms in Every Bedroom
- Gourmet Kitchen
- ❖ Sub-Zero Refrigerator
- Wolf 6 Burner Range
- ❖ Wet Bar
- Office
- Elevator
- Full-length Porches on Floors 1 &2
- **❖** Sleeps 8-12

AtlanticOne

– LLC

by LIFESTYLE ASSET GROUP













Experience the Best Seabrook Island has to Offer

Experience the best of the Atlantic coast in Seabrook Island, one of the Atlantic Coast's best resorts where, you, your family and friends can create priceless memories in one of the nation's favorite vacation destinations.

Description:

Custom built in 2009 with many high-end features and quality finishes throughout, 2867 Old Drake's floor plan flows with ease, from the spacious great room to the open kitchen and large dining room with butler's pantry.

The gourmet kitchen is thoughtfully appointed with granite counters, crisp white cabinetry, hardwood floors, an island, Wolf 6 burner range, Sub Zero refrigerator and pantry. The great room is separated from the kitchen by columns and features a coffered ceiling and fireplace. The dining room with tray ceiling was made for entertaining with a large butler's pantry or service area that meets all your storage or staging needs.

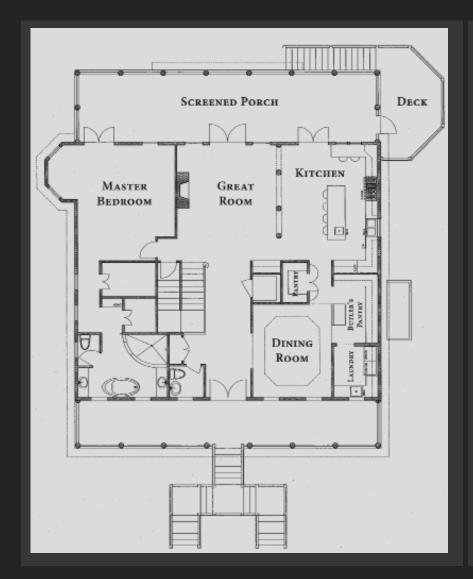
The first floor master suite is truly masterful with a sitting area, two walkin closets, and a spa inspired bath featuring a glass blocked custom walkin shower, a pedestal tub, water closet and dual vanities. The second floor offers room for all your family and friends with a family room, wet bar, office, 3 bedrooms all with private baths and a large storage area. Outdoor entertaining is a breeze with a large screened porch that runs the length of the first floor, a second story porch that also runs the length of the house and a patio area that overlooks Kiawah Island Club's Cassique golf course.

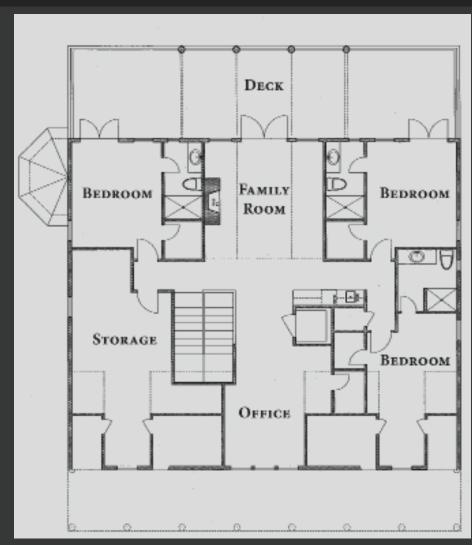
AtlanticOne

LLC

by LIFESTYLE ASSET GROUP

2867 Old Drake Floorplan



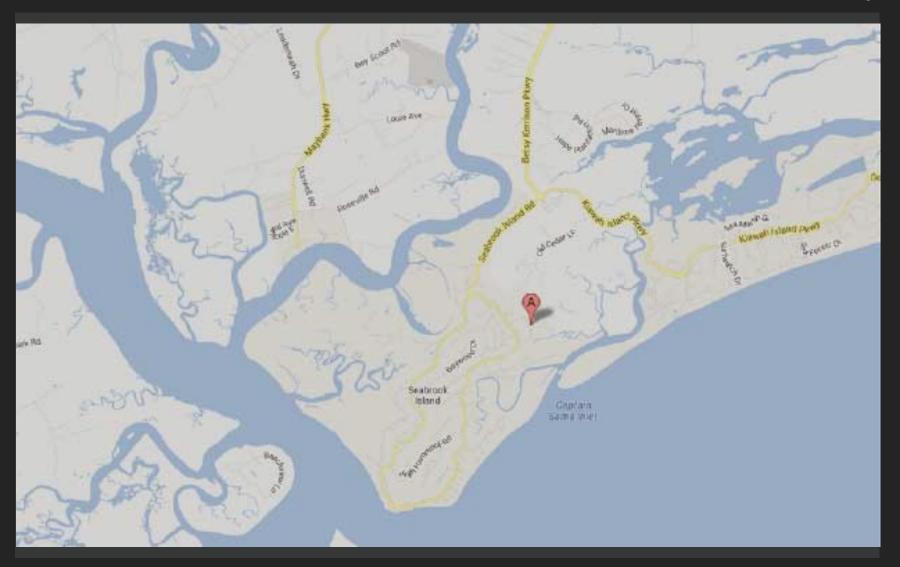


First Floor Second Floor

Seabrook Island, SC

2867 Old Drake, Seabrook Island, SC 29455

4 Bedrooms | 5 Bathrooms | 4,238 Total Sq. Ft.



For more information contact: Karla Jones 970.449.4292 Ext 605 | Karla Jones@lifestyleassetgroup.com

