

FOR LEASE

WAREHOUSE SPACE AVAILABLE

3363 Maybank Highway | Johns Island | SC



| | |
|-----------------|------------------------|
| ASKING RENT: | \$7/ SF |
| LEASE TYPE: | NNN @ \$4.50/ SF |
| TMS NUMBER: | 2790000189 |
| SQUARE FOOTAGE: | (+/-) 7,805 |
| VPD: | 19,400 |
| AVAILABILITY: | Immediately |
| MUNICIPALITY: | Charleston County |
| ZONING: | 500—General Commercial |

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PHOTOS

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CC&A
OSWALD COOKE & ASSOCIATES

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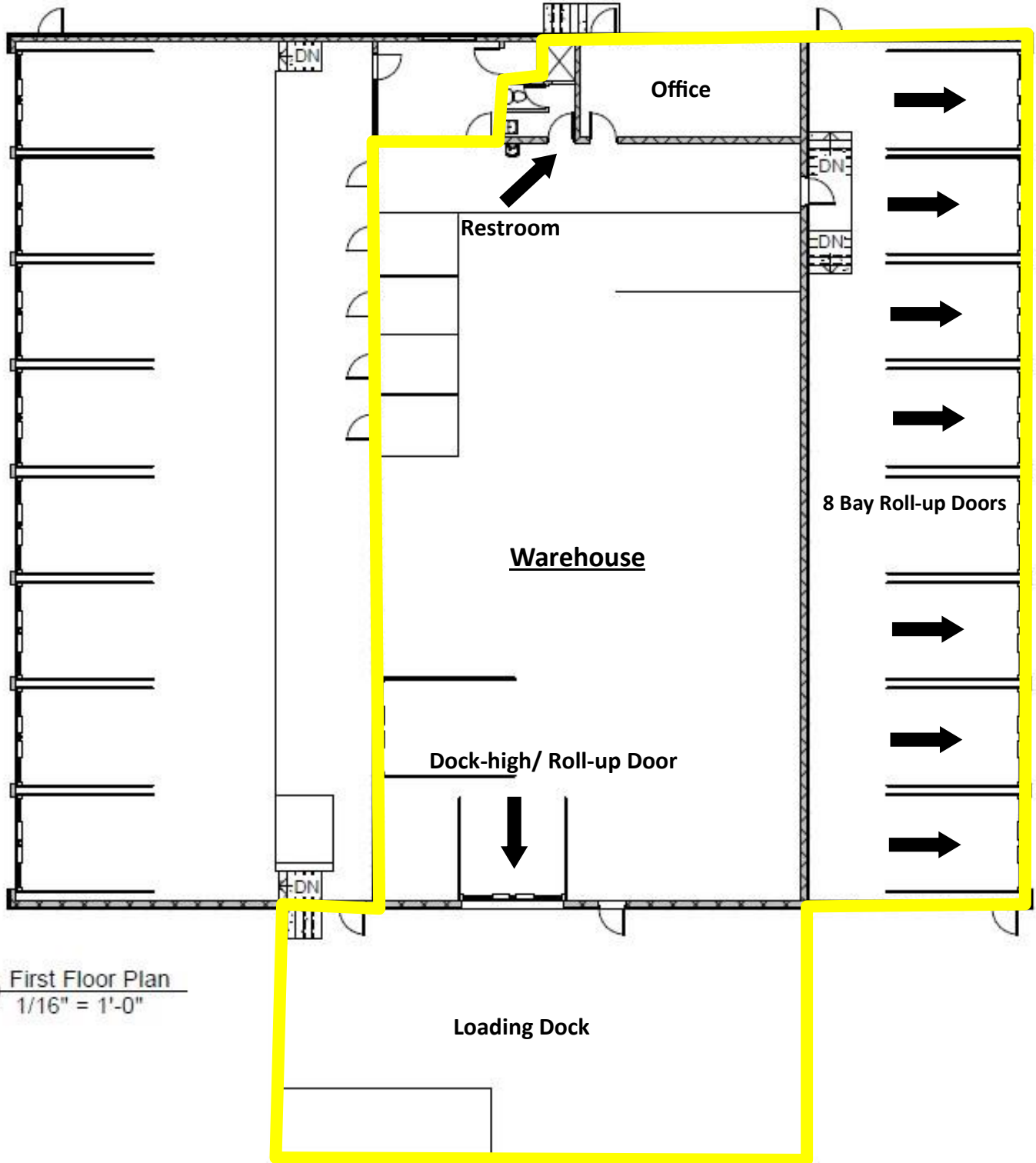
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FLOORPLAN

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① First Floor Plan
1/16" = 1'-0"

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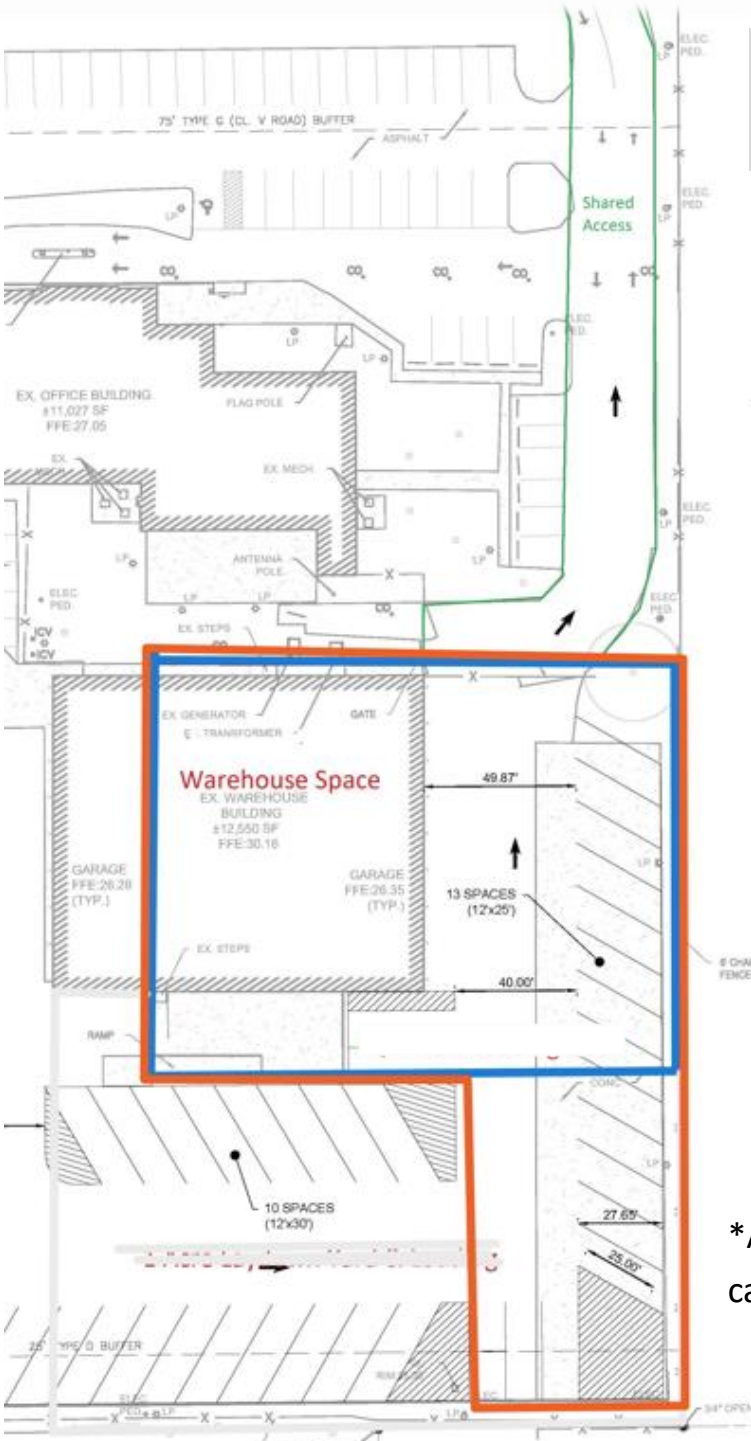
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Laydown Configuration Example



HIGHLIGHTS

- ⇒ LARGE, OPEN WAREHOUSE
- ⇒ LAYDOWN YARD AVAILABLE
- ⇒ 8 ROLL-UP DOORS GROUND LEVEL
- ⇒ ONE DOCK-HIGH DOOR
- ⇒ PRIVATE RESTROOM
- ⇒ ONE LARGE, HEATED AND COOLED OFFICE SPACE
- ⇒ LOCATED ON MAYBANK HWY (VPD 19,400)
- ⇒ IDEAL FOR STORAGE USERS

*Approximately 10,000 SF of laydown can be provided *

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AERIAL

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Oswald Cooke & Associates is pleased to offer warehouse space for lease located at 3363 Maybank Hwy (19,400 VPD). The space is comprised of (+/-) 7,805 SF, has laydown yard available, eight roll-up ground level doors, one dock-high door, a heated and cooled office space, dedicated parking, and one private restroom. This space is being offered at \$7/ SF plus NNN. The vast warehouse space has 13 foot ceilings, LED lighting and multiple entrances. The space is located within the Maybank Boat & RV Storage lot and shares exterior space with boat storage users. Approximately 10,000 SF laydown space can be provided. Exact laydown area is to be negotiated with prospective tenants.

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