

PRIME RETAIL & FLEX SPACE

FOR LEASE

NEWLY CONSTRUCTED BUSINESS PARK

FIRST GENERATION RETAIL / FLEX SPACE

CENTRAL LOCATION, MULTIPLE INTERSTATE ACCESS POINTS

10359 US HIGHWAY 78, SUMMERVILLE, SC 29456



RE/MAX Southern Shores
Brett Rashtchian
(843) 729-9400:cell
brett@prattandco.com



10359 US HIGHWAY 78

| SUMMERVILLE |

SOUTH CAROLINA

PRIME RETAIL & FLEX SPACE

FOR LEASE



\$17.50 - \$25.00
\$3.50 NNN



25,200sqft
(1,800 - 12,600)



TIA Available for
Qualified Tenants



Community
Commercial
Zoning



3:1 On-Site



15,600 VPD



385-15-00-008
Charleston County



1.80 Acres



Built 2024

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ON SITE PARKING & FLEXIBLE LAYOUTS

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- Two Newly Constructed Buildings - 12,600sqft Each
- Available Space per Building: 1,800sqft - 12,600sqft
- 1,800sqft Bays
- 10' x 10' Roll-Up Doors Available
- 14' Low Eave Height & 16'3" High Eave Height
- 3-Phase, 208v/220 Power
- Zoned Community Commercial in Charleston County
- 1.80 Acre - Charleston County TMS 385-15-00-008
- Parking Spaces Per 1,000sqft = 3:1
- 2022 SCDOT Traffic Count 15,600vpd



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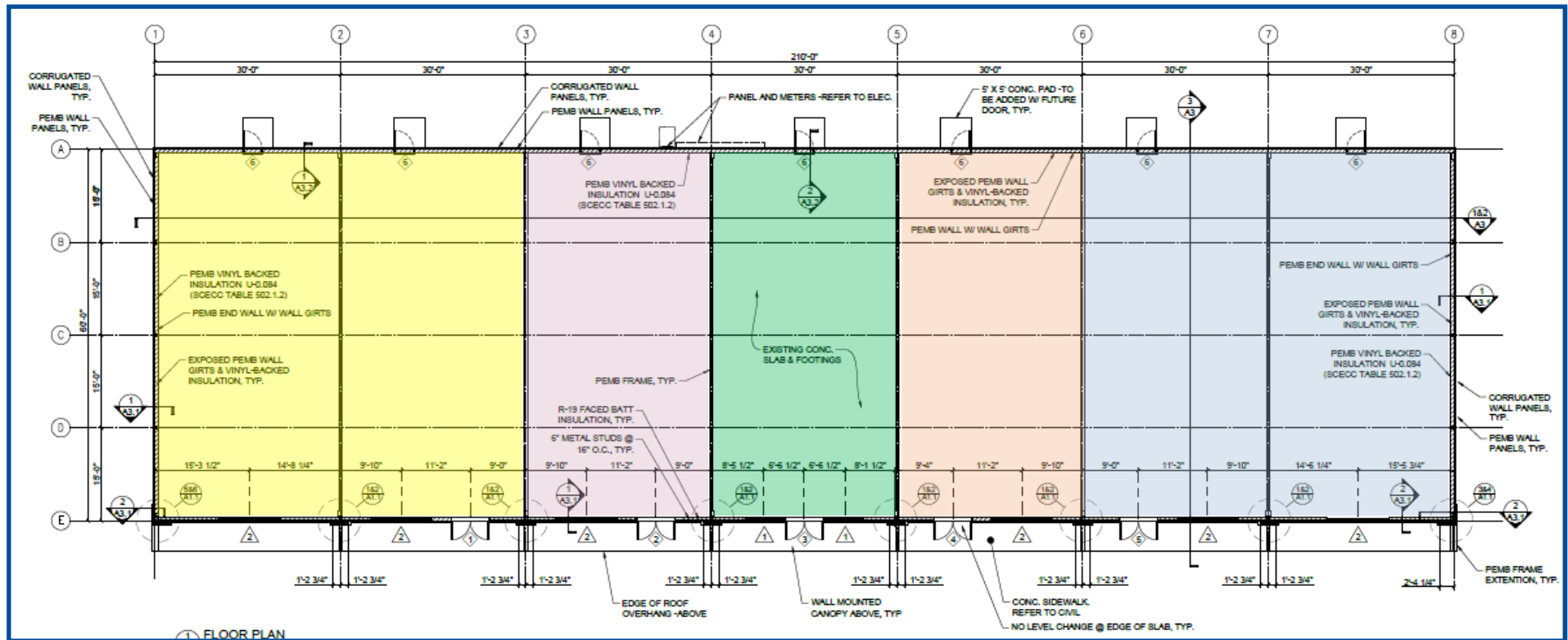
FOR LEASE

AVAILABLE IN 1,800 SF INCREMENTS

LOCATED IN SUMMERVILLE

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COMMERCIAL®

10359 US HIGHWAY 78

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10359 Highway 78
Summerville, SC 29483

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SOUTH CAROLINA

SURROUNDING INDUSTRY & BUSINESS

1 VOLVO CAR US OPERATIONS
15.1 miles

2 MERCEDES BENZ VANS
FACTORY
5.7 miles

3 WALMART DISTRIBUTION
13.4 miles

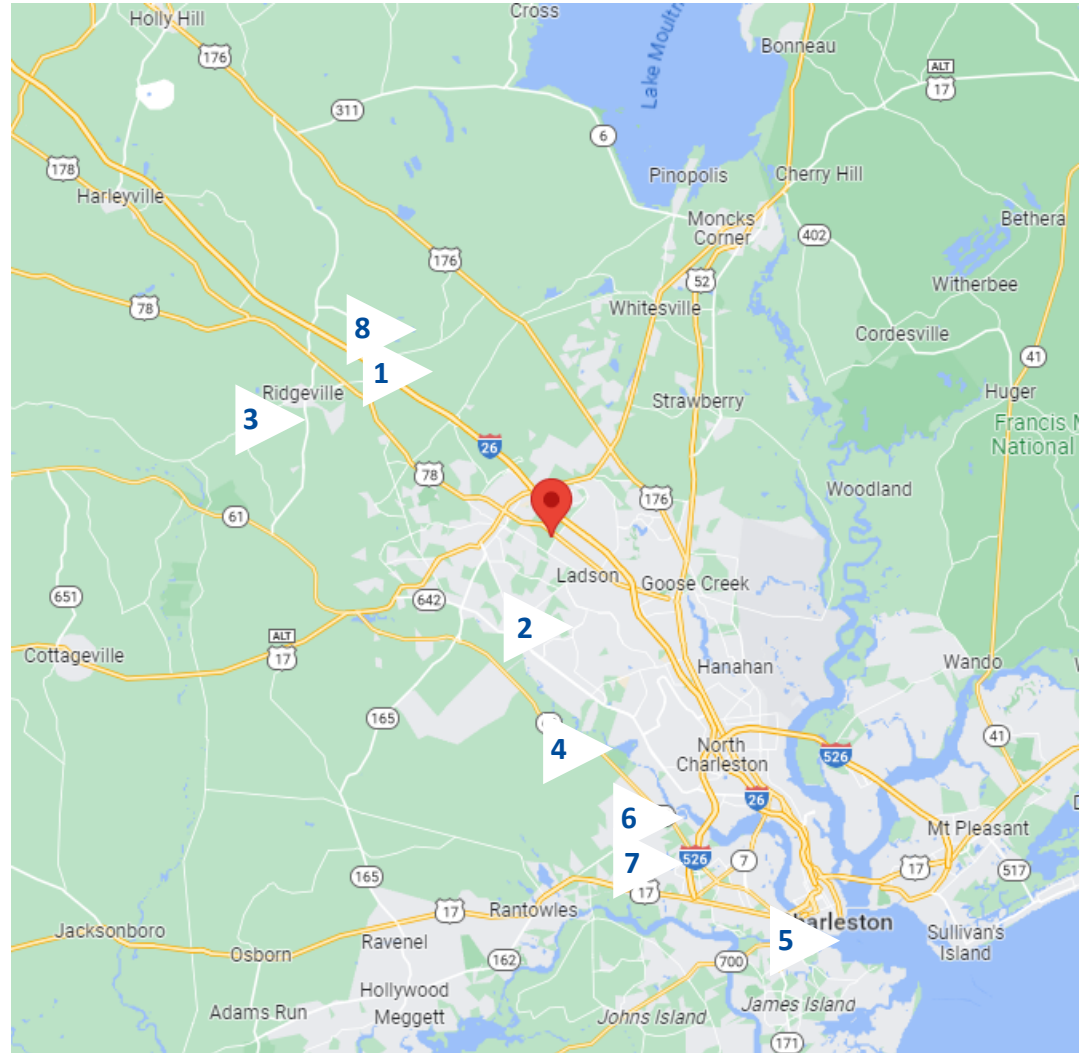
4 BOSCH CHARLESTON
10.5 miles

5 PORT OF CHARLESTON
22.5 miles

6 CHARLESTON INT'L AIRPORT
14.3 miles

7 BOEING SC
14.0 miles

8 CAMP HALL INDUSTRIAL COMPLEX
13.8 miles



I-26 ACCESS

Exit 199/Summerville (3.4mi) Exit 203/College Park (3.7mi) Exit 205/Hwy 78 (4.5mi)

10359 US HIGHWAY 78

| SUMMERVILLE |

SOUTH CAROLINA

AREA DEMOGRAPHICS



1m

5,019

Population



1,901

Households



\$60,797

Median Household Income

3m

67,674

Population



26,252

Households



\$77,835

Median Household Income

5m

163,340

Population



63,645

Households



\$79,482

Median Household Income

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