

3300 SAVANNAH HWY

CHARLESTON, SC 29414

NAICharleston



±5.35 ACRES OF LAND FOR SALE

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SUMMARY

3300 Savannah Highway (Hwy 17) is a ±5.35 acre commercial land parcel for sale with a ±0.10 acre shared easement into the adjoining property. The property is part of a PUD in the City of Charleston (document available upon request) and presents an excellent opportunity for development, ideally suited for retail and/or office. It has great visibility with 966 feet of frontage along Savannah Highway and very high traffic counts. It is located in a residential area surrounded by multi-family, neighborhoods, retail and hotels, directly in front of The Heyward apartment complex and across from the West Ashley Greenway.



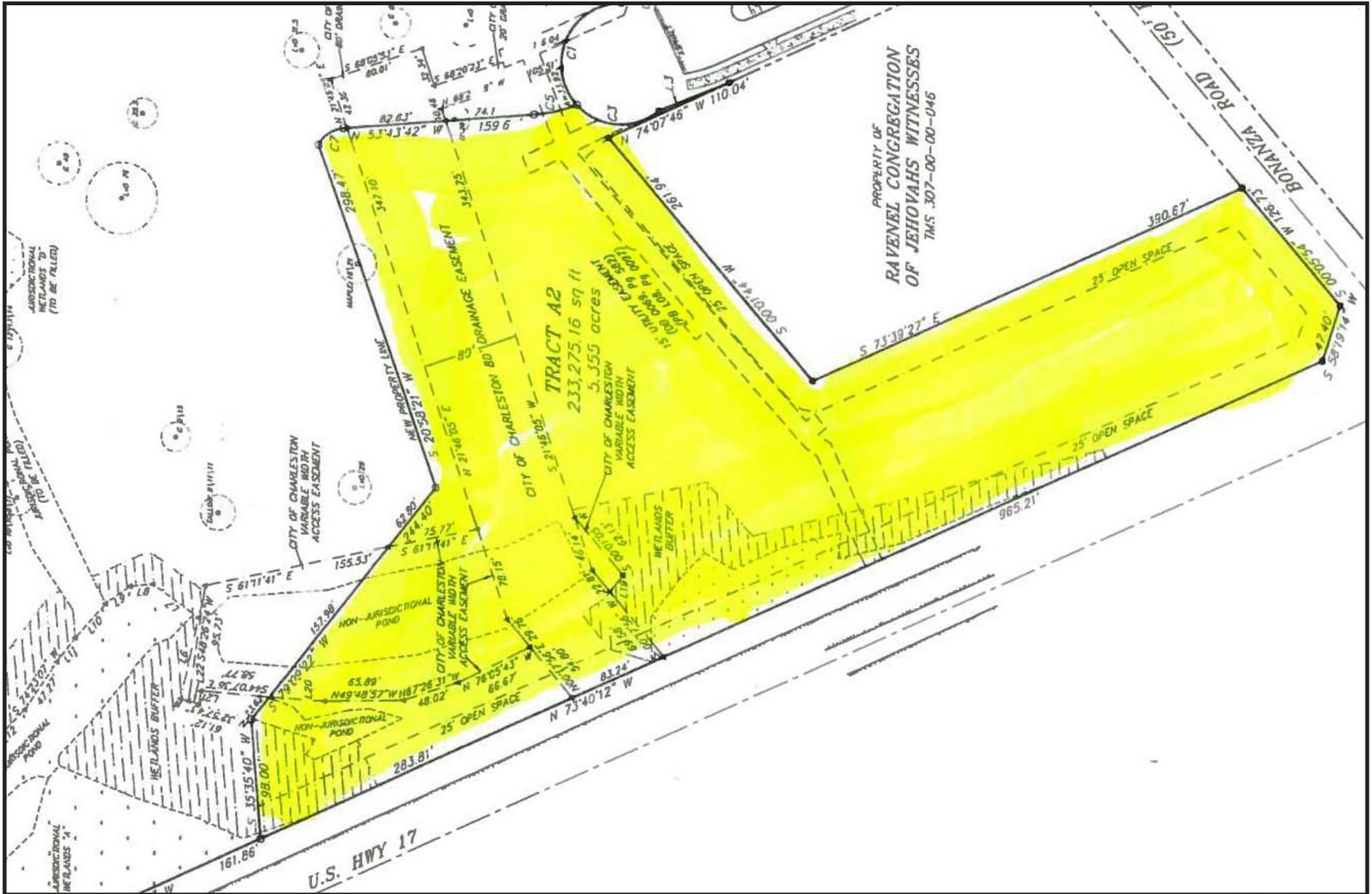
Offering Summary

Property Size:	±5.35 AC
Condition:	Property being sold “as is”
Ideal Uses:	Retail, office, restaurant
Access:	Hatchet Bay Drive
Traffic Counts:	50,000 VPD (SCDOT 2024)
Zoning:	PUD - LB (Limited Business)
County:	Charleston County
TMS #:	307-00-00-105 & -095
Sale Price:	\$700,000

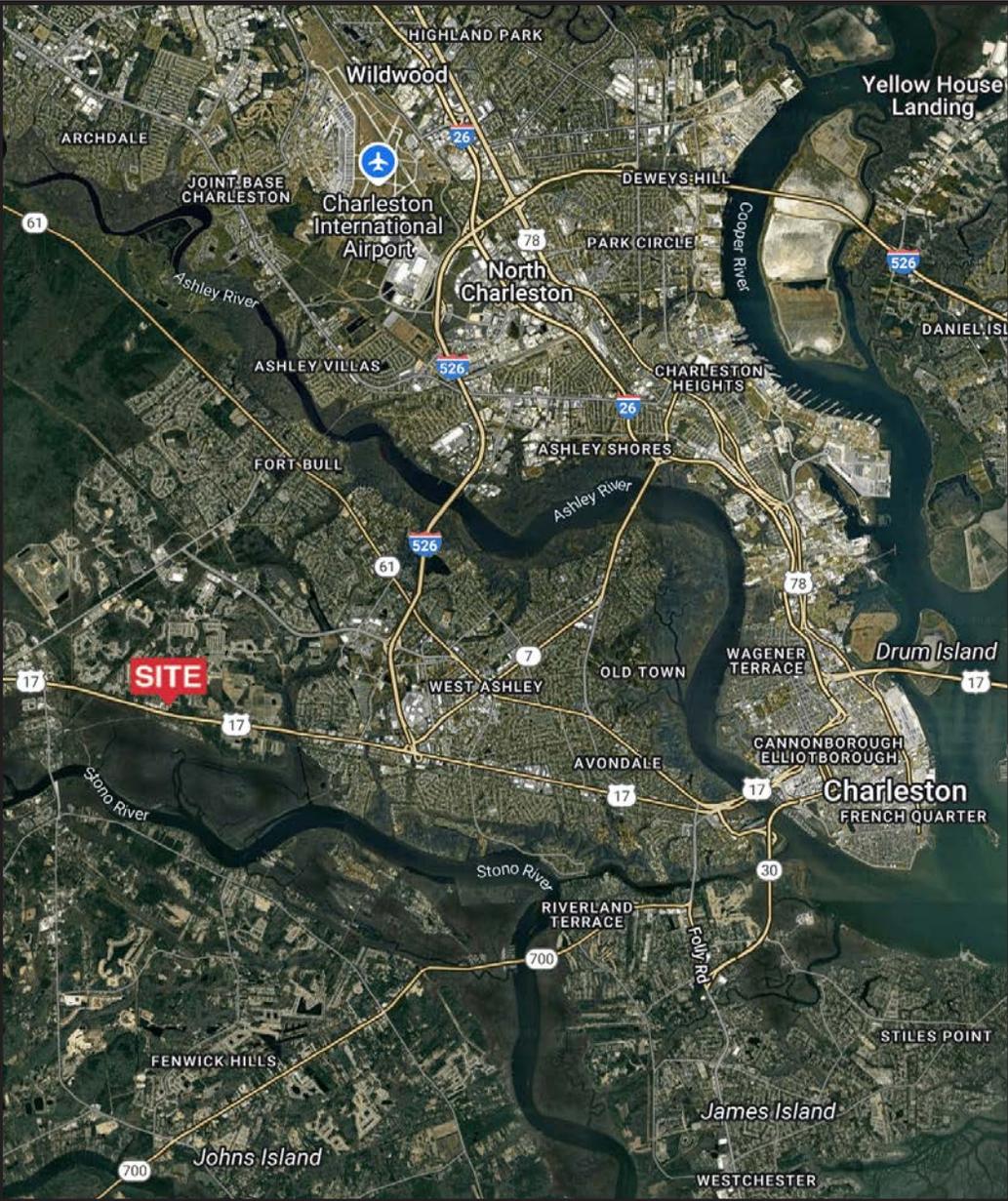
AERIAL



PLAT



AREA MAPS





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DISCLAIMER: The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

Exclusively marketed by:

NAI Charleston