

LADSON

INDUSTRIAL PARK

5031 LADSON INDUSTRY DRIVE / LADSON SC 29456

Building 4: +/- 230,368 SF

MOVE IN READY OPPORTUNITY FOR
LEASE IN LADSON, SOUTH CAROLINA



SITE DETAILS

MOVE IN READY
OPPORTUNITY
IN LADSON
BUILDING 4: 230,368 SF
AVAILABLE NOW

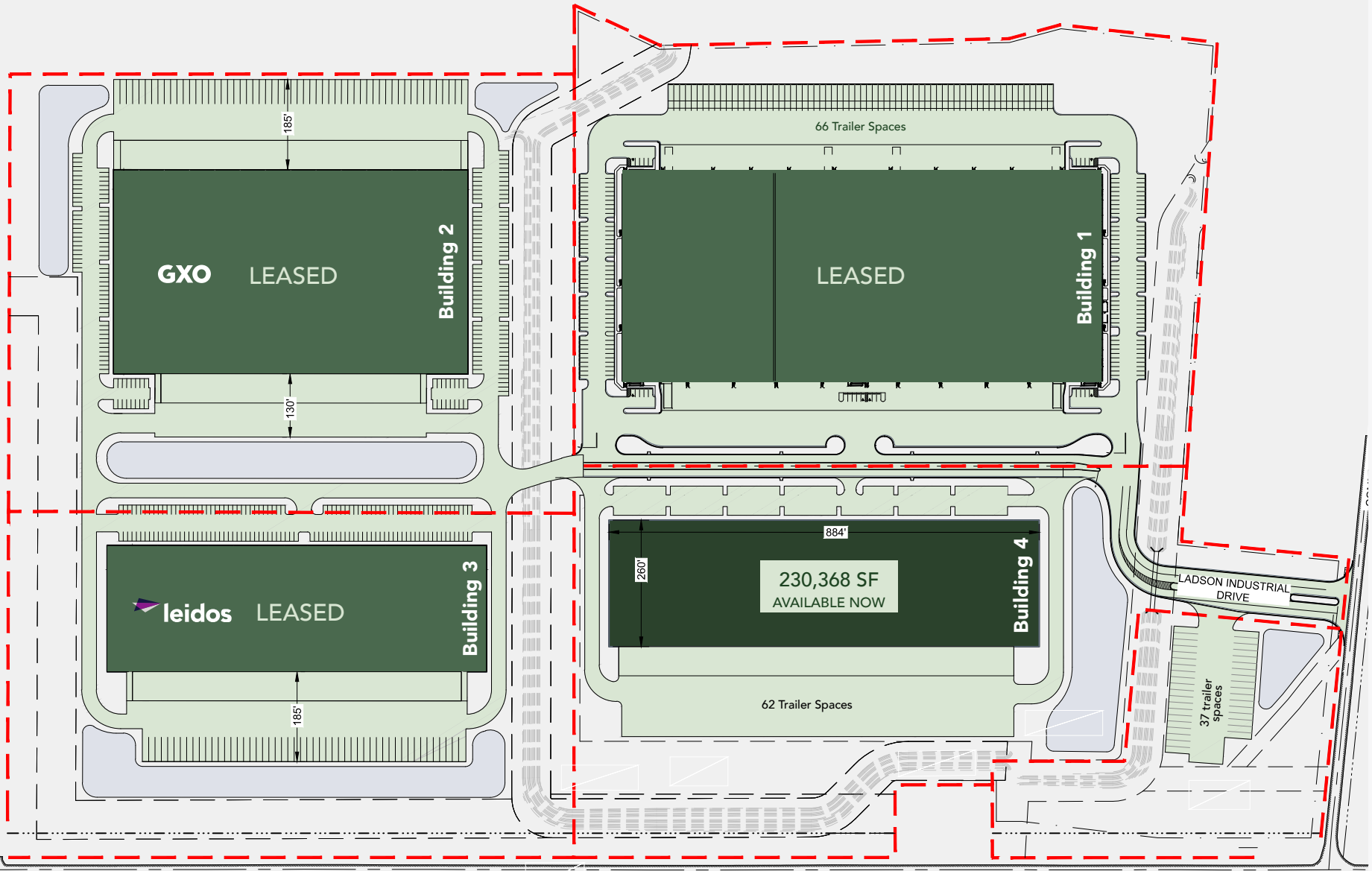
BUILDING SPECIFICATIONS

Building 4

Available SF:	±230,368	Drive-in doors:	2 (12' x 14')
Spec office SF:	±2,000	Auto parking:	163 spaces
Loading configuration:	Rear load	Trailer parking:	62 spaces
Dimensions:	260' x 884'	Truck court depth:	185'
Column spacing:	52' x 50'	Sprinklers:	ESFR
Speed bays:	60'	Floors:	7" unreinforced concrete
Clear height:	32'		
Dock doors:	47 (9' x 10')		





SITE PLAN



LOCATION MAP

FAST ACCESS TO INTERSTATES I-26, Highway 78, and The Port of Charleston

FREEWAY ACCESS:

-  < 1 mile
-  2 miles

LADSON
INDUSTRIAL PARK

Stoney Rd

Commerce
Center Rd
Ladson

Ladson Rd

Palmetto Commerce Pkwy

EXIT
199B

5.0 miles from LIP

I-26

78

Summerville

78

I-26

EXIT
203

2.01 miles from LIP

176

52

13.7 miles
North Charleston Terminal

Goose Creek

EXIT
205

2.8 miles from LIP

78

24.9 miles
Wendo Welch Terminal

22.0 miles
Union Pier
Terminal

78

18.8 miles
Columbus Street
Terminal

CORPORATE NEIGHBORS



AN ESTABLISHED
BUSINESS LOCATION

LADSON

INDUSTRIAL PARK



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