



FOR SALE OR LEASE

1330 College Park Rd, Summerville, SC 29486

4,946 SF SHOWROOM / 10,310 SF WAREHOUSE = 15,256SF



Chris Koepenick, CCIM
BROKER-IN-CHARGE

843.270.9402 | CHRIS@KOEPENICKCP.COM



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10,310 SF WAREHOUSE] = 15,256SF

PRICE: \$4,424,000.00
LEASE RATE: \$19.00PSF N/N/N

BUILDING:

YEAR BUILT: 2010

BUILDING SIZE: 4946 SF SHOWROOM
/ 10,310SF WAREHOUSE = 15256 SF

WAREHOUSE: CLEARSPAN

LOADING DOCK: DOUBLE SIDED COVERED LOADING DOCK

ROLL UP DOOR: ONE (1) 12'X12'

FULLY SPRINKLED: YES

ELECTRICAL: 400 AMP SERVICE @ 120/240V-10-3W

CONCRETE SLAB: 6" IN WAREHOUSE AND 4" IN SHOWROOM

EAVE HEIGHT: 24'

LOT SIZE: 1.72

PARKING: 20 SPACES

ZONING: GENERAL COMMERCIAL
IN BERKELEY COUNTY

**CONSTRUCTION
TYPE:**

STEEL FRAME METAL WITH
SPLIT FACE BLOCK FAÇADE

**RECENT
IMPROVEMENTS:**

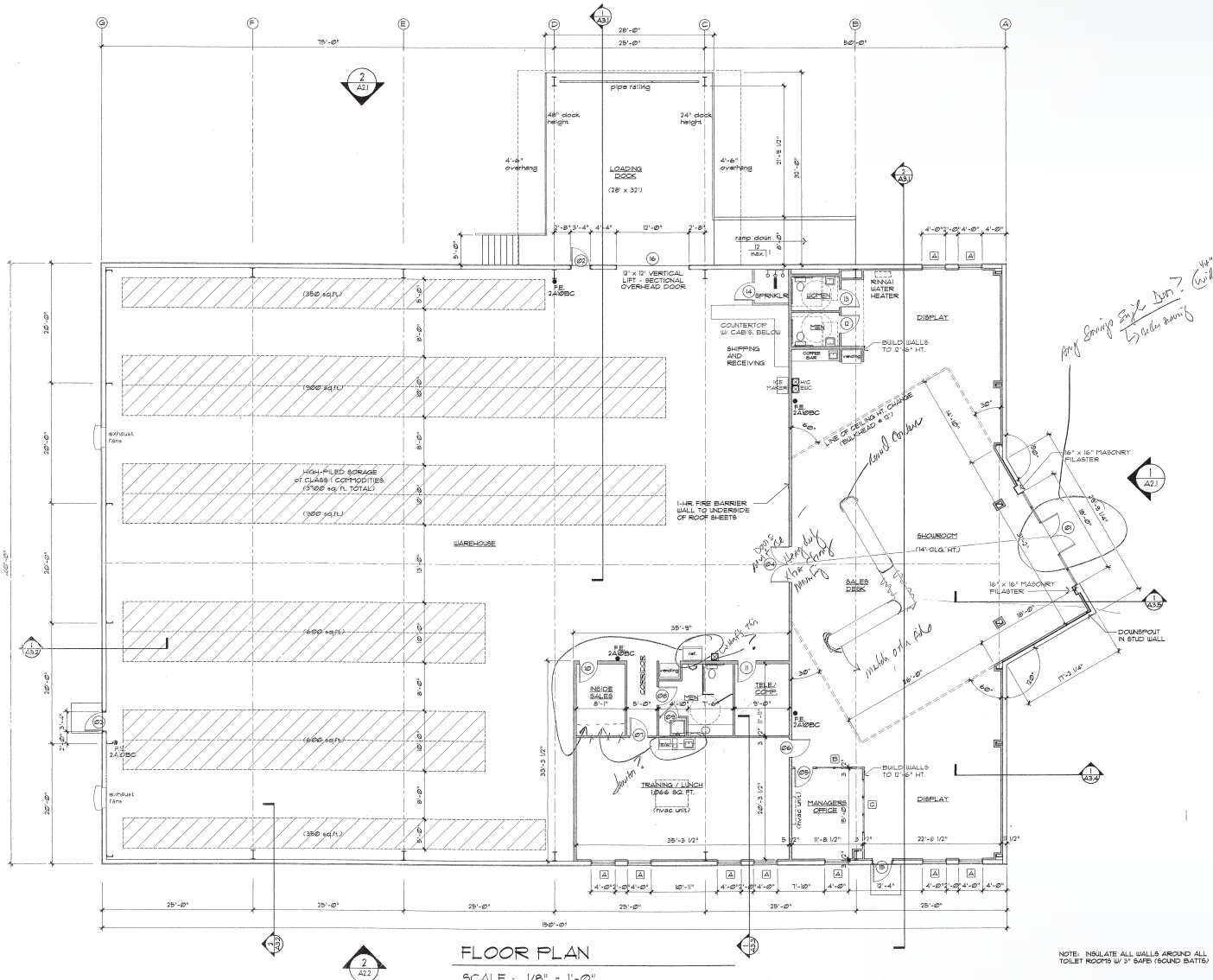
PARKING LOT RESEALED AND STRIPED.
INTERIOR LIGHTING UPGRADED TO LED

**AVAILABLE
DATE:**

MAY 1, 2025



FLOOR PLAN



FLOOR PLAN

SCALE: 1/8" = 1'-0"

| BUILDING SQUARE FOOTAGE: | |
|--------------------------|---|
| GROUP M1 | SHOWROOM / OFFICE - 4,946 SF |
| GROUP S-2 | WAREHOUSE SPACE - 10,310 SF |
| (TYPE B2) | TOTAL BUILDING SQ. FT. - 15,256 SF |
| | TOTAL SQ. FT. STORAGE OF CLASS 1 COMMODITIES - 8,756 SF |

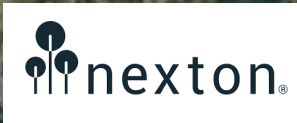
SPRINKLER NOTE:
ALL NEW CONSTRUCTION SHALL BE EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM INSTALLED THROUGHOUT PER IBC 903.3.1 AND NFPA 13

NOTE: INSULATE ALL WALLS AROUND ALL TOILET ROOMS W/ 3" BATS (GOND BATT)

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▶▶▶ EASILY ACCESSIBLE TO INTERSTATE 26



N-MAIN ST



★ 1330 COLLEGE PARK RD



COLLEGE PARK RD

N-MAIN ST



N-MAIN ST

SANGAREE PKWY



EXIT 199



CONTACT

Chris Koepenick, CCIM

BROKER-IN-CHARGE

CELL: 843.270.9402

CHRIS@KOEPEINICKCP.COM

1439 STUART ENGALS BLVD. SUITE 304
MOUNT PLEASANT, SC 29464

KOEPEINICKCP.COM

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