



## High Profile Lot At 278 / 170 Intersection

235 Okatie Village Dr  
Okatie, South Carolina 29909

### Offering Summary

Sale Price:	\$748,000
Lot Size:	1.35 Acres
Zoning:	Existing PUD

### Property Overview

High Profile 1.35 Acre commercial lot for sale in Okatie Village fronting Highway 278. This prime lot has a lagoon on a couple of sides and is out in front of the busy Food Lion located in the Okatie Village Shopping Center. Okatie Center includes medical office buildings, assisted living facility, hotels, bank, drug store, golf cart access and store, restaurants and community shops.

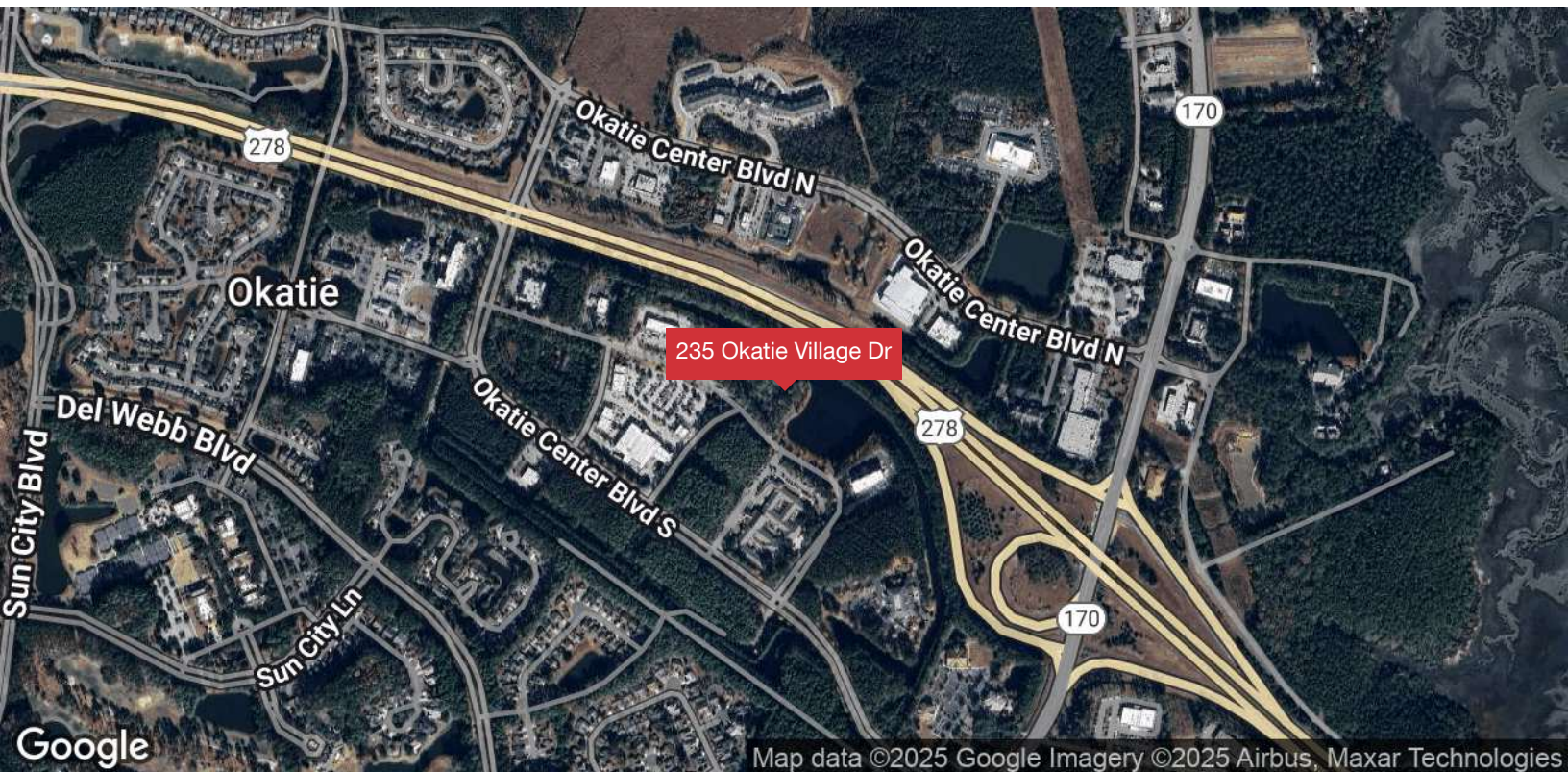
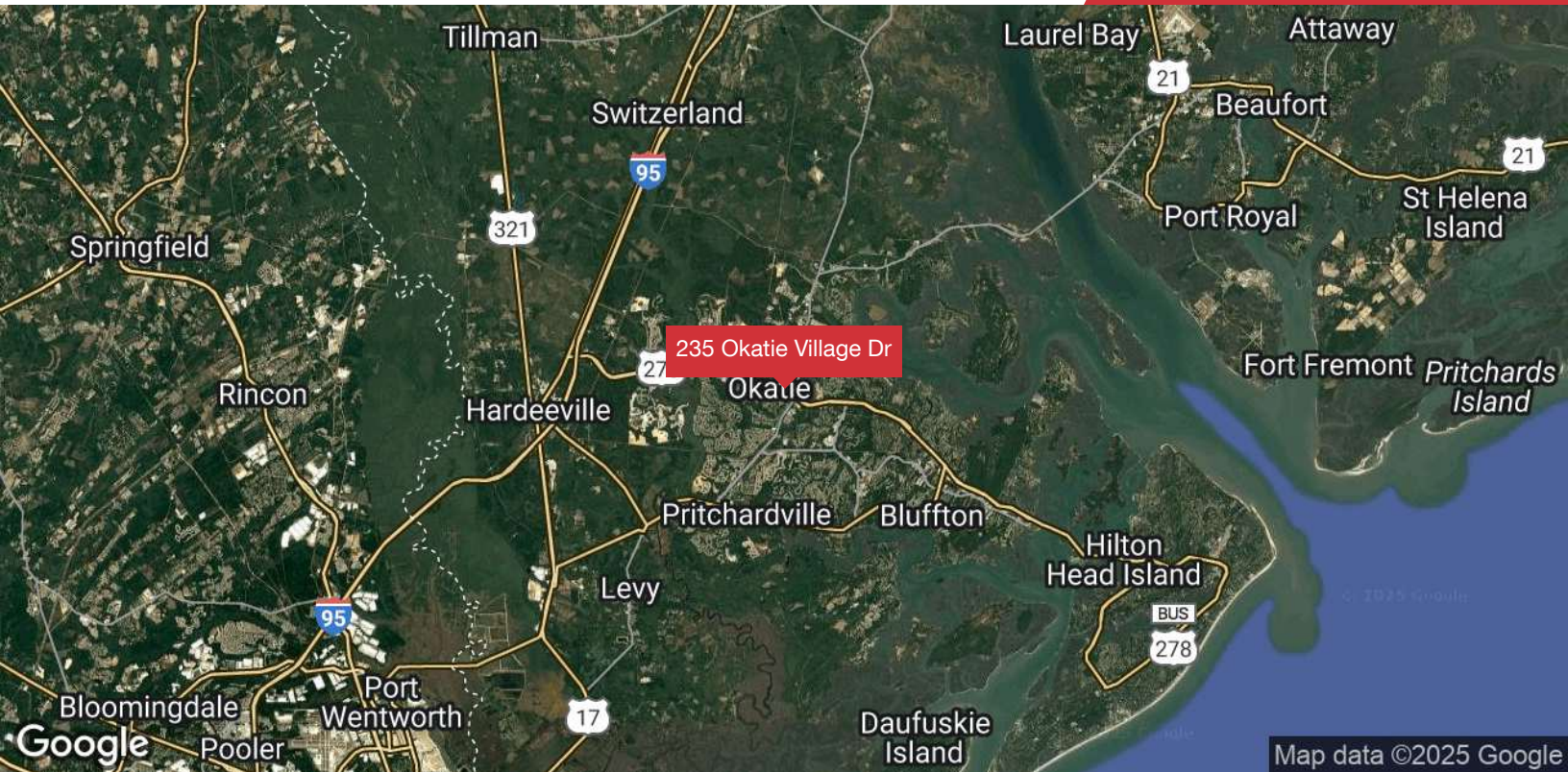
The location at the Hwy 278 & 170 intersection puts it in the center of the market providing visibility and convenient access to Okatie, Bluffton, Hardeeville, Hilton Head, Beaufort, and Savannah.

### For More Information

**Walter Wilkins**

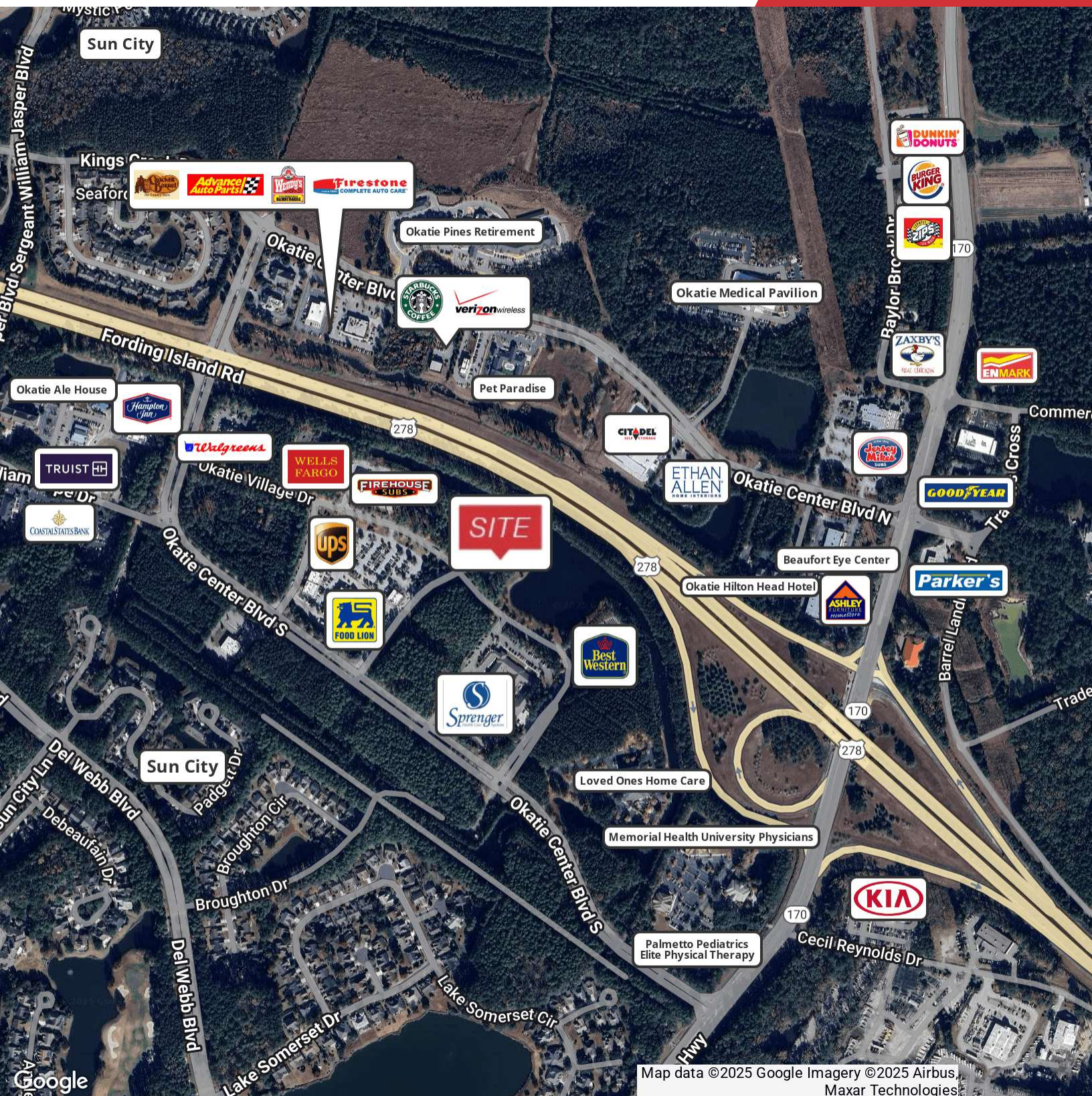
O: 843 837 4460 x3

walter@naicarolinacharter.com



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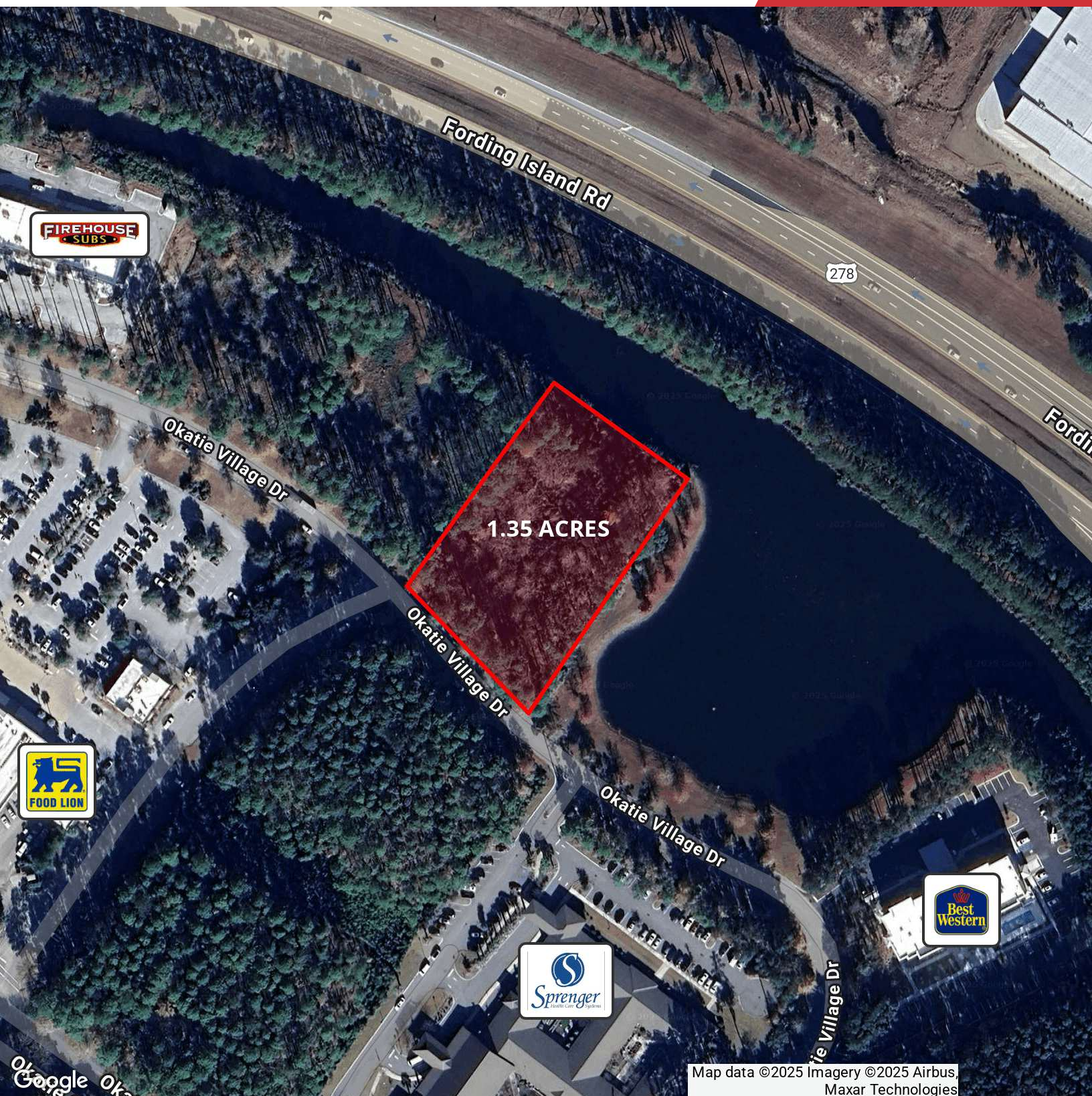
1227 May River Road, Suite 100  
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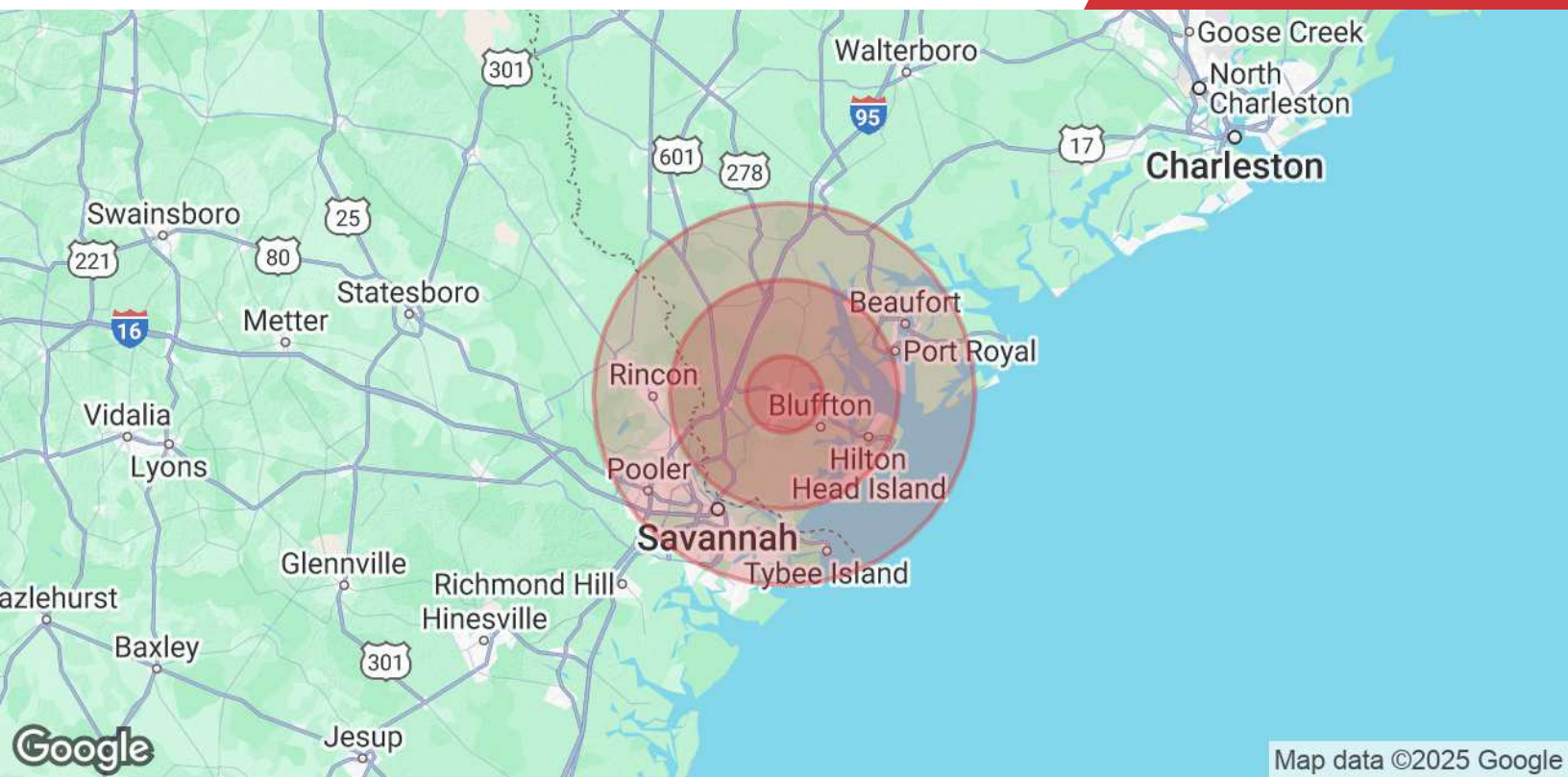
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## Population

	5 Miles	15 Miles	25 Miles
<b>Total Population</b>	59,081	159,788	539,252
<b>Average Age</b>	50	47	42
<b>Average Age (Male)</b>	49	47	41
<b>Average Age (Female)</b>	50	48	43

## Households & Income

	5 Miles	15 Miles	25 Miles
<b>Total Households</b>	25,162	66,830	217,475
<b># of Persons per HH</b>	2.3	2.4	2.5
<b>Average HH Income</b>	\$114,959	\$112,043	\$100,605
<b>Average House Value</b>	\$526,908	\$537,343	\$430,930

Demographics data derived from AlphaMap