

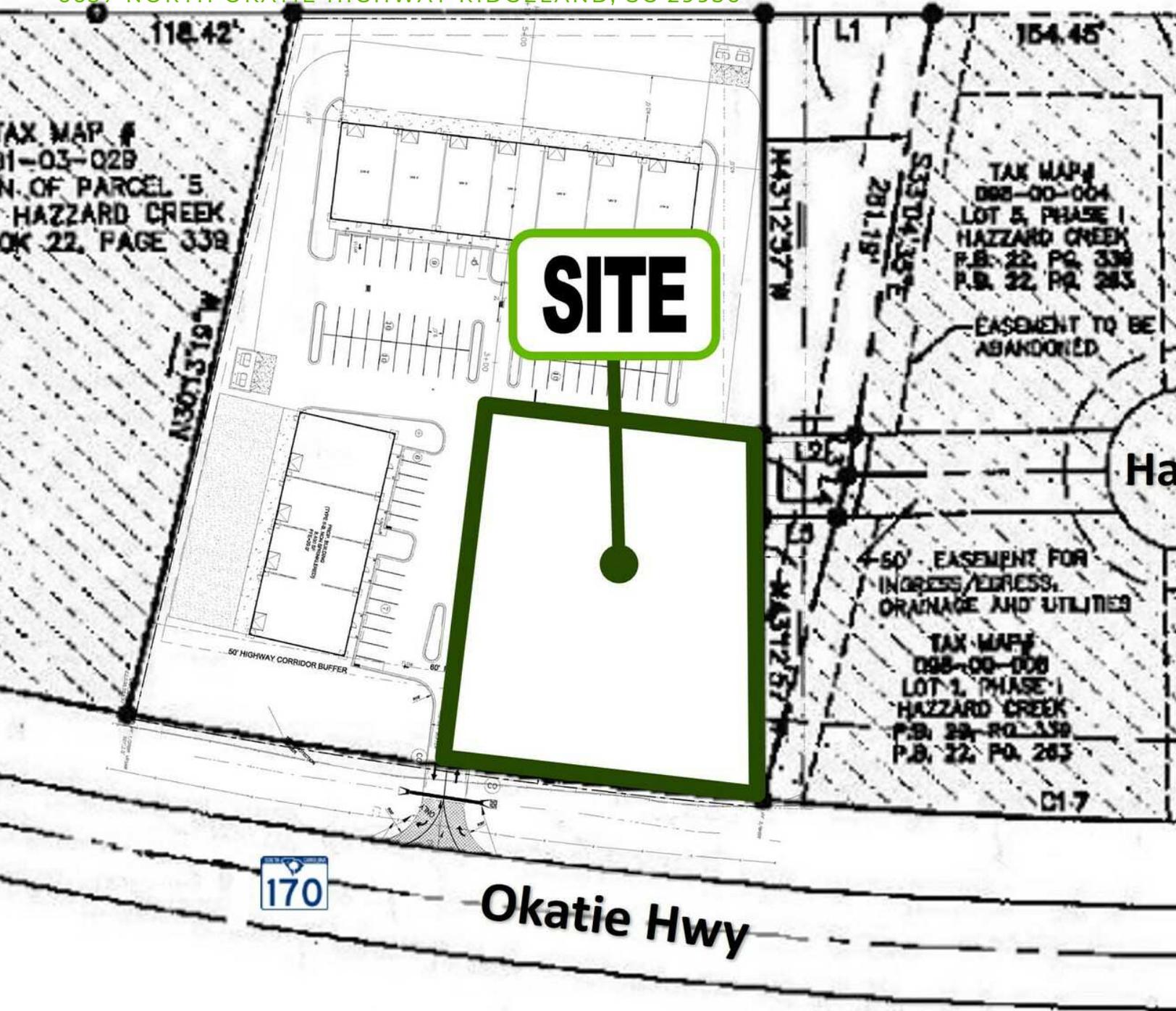
FOR SALE



RETAIL/FLEX PAD FOR SALE OKATIE

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6637 NORTH OKATIE HIGHWAY RIDGELAND, SC 29936



CONTACT

VONNIE MAJEWSKI

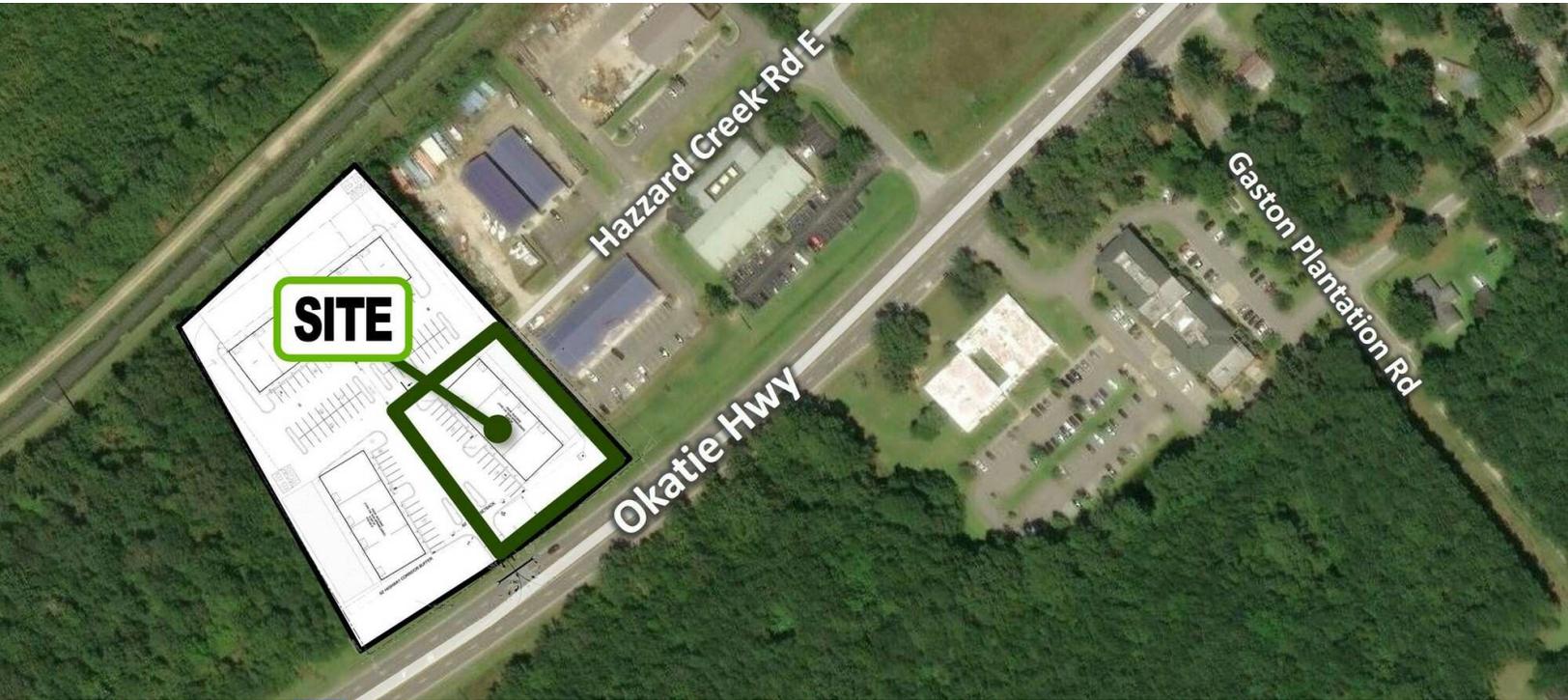
843.338.1799

vonnie@vmrealestate.com

FOR SALE

PROPERTY OVERVIEW

6637 NORTH OKATIE HIGHWAY RIDGELAND, SC 29936



OFFERING SUMMARY

Lot Size:	8,500 SF +/-
Market:	Bluffton / Okatie

PROPERTY HIGHLIGHTS

- 8,500 SF Retail / Flex Pad For Sale
- Incredible Visibility to Highway 170
- Pad Ready - Parking & Curb Cut will be Completed by Seller
- Central Location - Minutes to Anywhere in the Market

PROPERTY OVERVIEW

Great opportunity to own your own flex / retail building without having to go through site development cost and aggravation! 8,500 sf retail / flex pad for sale on Highway 170. The property fronts a flex development at Hazzard Creek. Utilities are available to the site and parking, site work and curb cut on Highway 170 will be completed by Seller. Buyer simply needs to erect its own building on the lot.

LOCATION OVERVIEW

Situated on Highway 170 at Hazzard Creek in the Okatie area of South Carolina. Despite the Ridgeland zip code, the area is considered Okatie and is centrally located between Bluffton and Beaufort, allowing easy access throughout the market in just a few minutes drive. Demographics confirm a population of 60,000 residents within a fifteen minute drive with annual household incomes of approximately \$106,000. Tremendous growth market with traffic counts of approximately 30,000 vpd passing the property .

VONNIE MAJEWSKI

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vonnied@vmrealestate.com

VM REAL ESTATE | 843.338.1799 | 39 PEARCE RD. BLUFFTON, SC 29910 | VMREALESTATE.COM

The information presented here is deemed to be accurate, but it has not been independently verified. We make no warranty or representation. It is your responsibility to independently confirm accuracy and completeness.

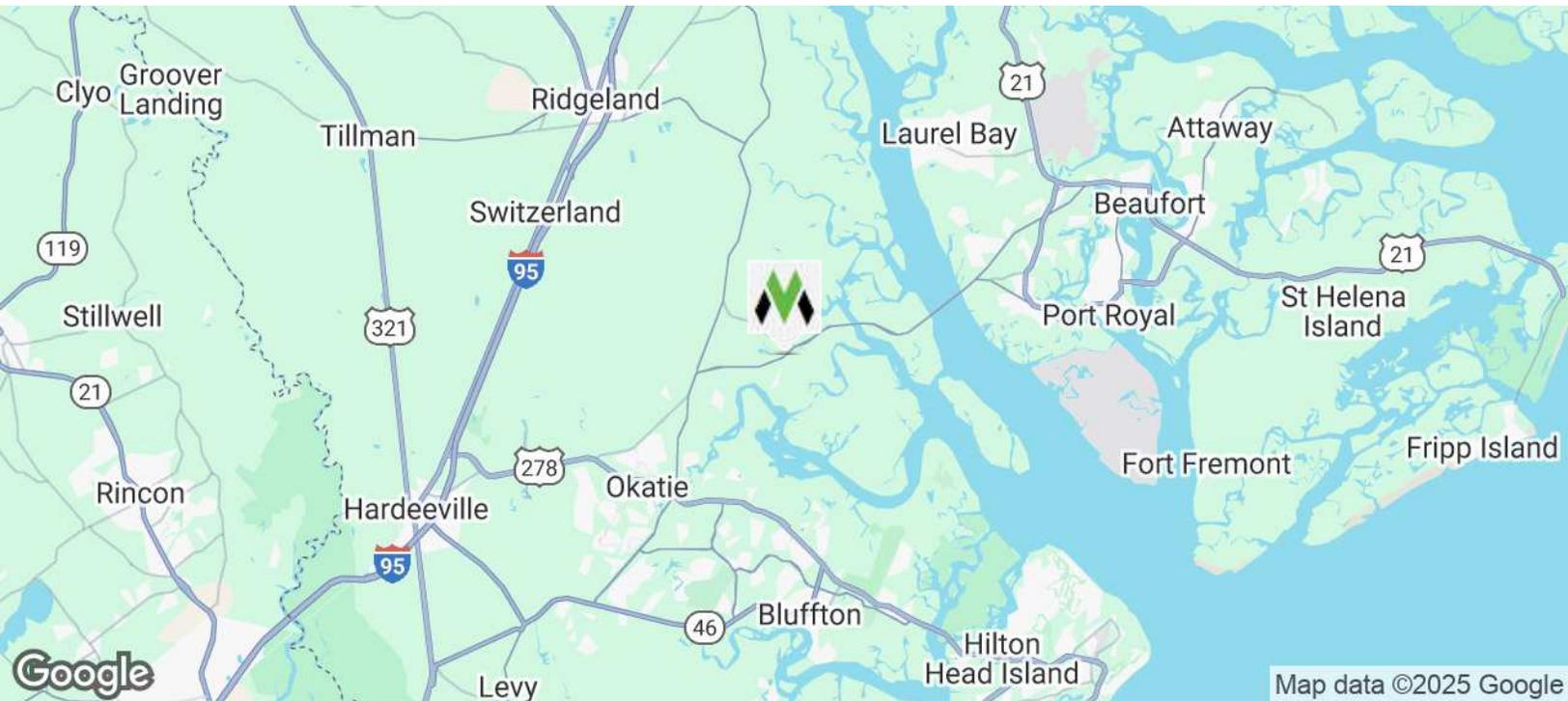
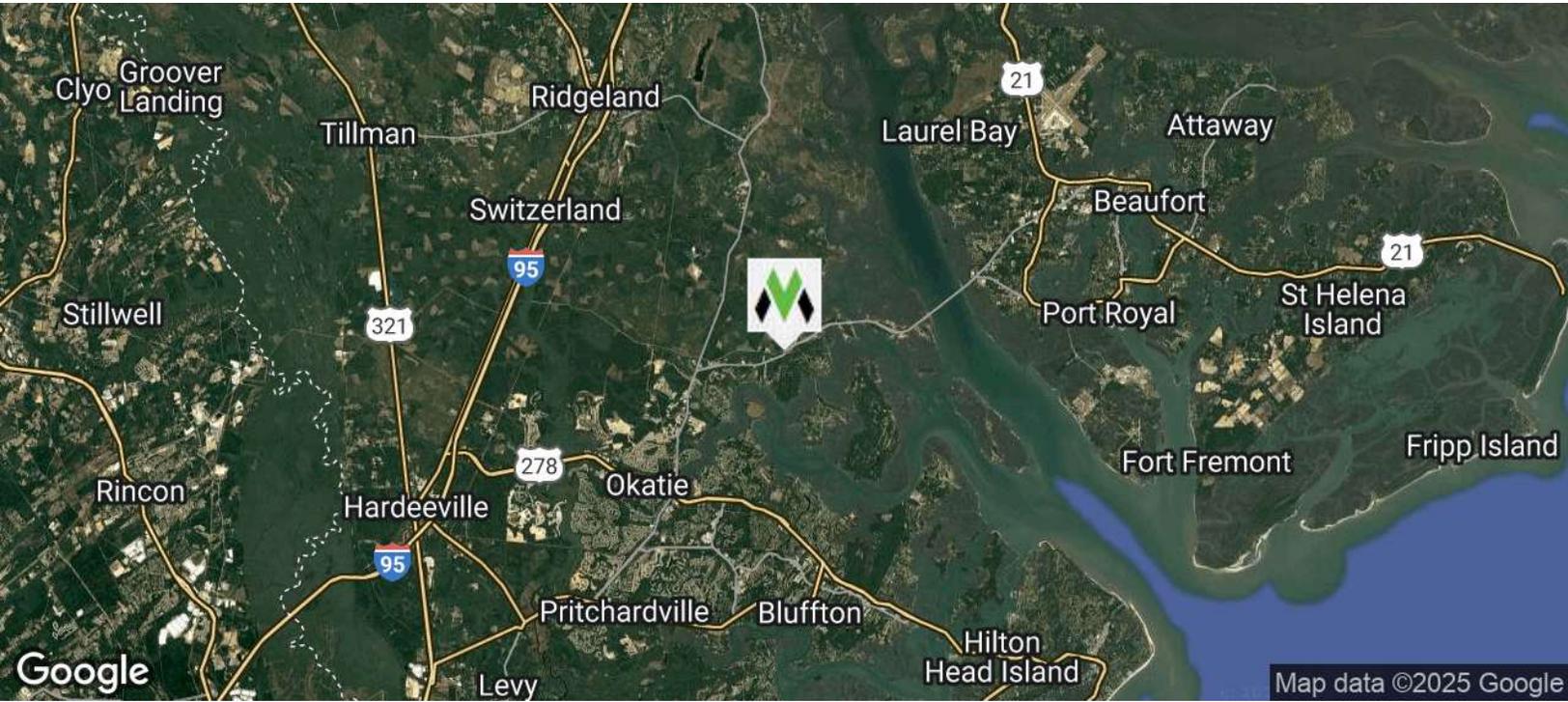


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LOCATION MAPS

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