



Portfolio Sale| 6 Condos

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COLDWELL BANKER
COMMERCIAL
ATLANTIC

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PORTFOLIO OVERVIEW



TOTAL PRICE
\$2,223,680



CAP RATE
4.5%

Property / Unit	Community	SF	2025 Rent	Asking Price	\$/SF
1300 Ocean Blvd #142	Sea Cabins on the Ocean, Isle of	490	\$49,867	\$588,000	\$1,200
1126 Unit	The Concord, West Ashley	893	\$17,466	\$339,340	\$380
1714 Unit	The Concord, West Ashley	893	\$21,980	\$339,340	\$380
10G Rivers Point Row	Rivers Point Row, James Island	1,050	\$14,753	\$336,000	\$320
16F Rivers Point Row	Rivers Point Row, James Island	950	\$18,141	\$285,000	\$300
8F Rivers Point Row	Rivers Point Row, James Island	1,050	\$11,665	\$336,000	\$320
Total / Blended		5,326	\$133,872	\$2,223,680	\$417.51

This portfolio brings together six fully-leased condominium units in three of Charleston's most recognizable residential communities: oceanfront Isle of Palms, in-town West Ashley, and James Island. It's being offered as one transaction, but it splits cleanly along community lines for a buyer who only wants a piece of it.

PORTFOLIO SALE



ADDRESS

1300 Ocean Blvd #142
Isle of Palms SC, 29451



COUNTY

Charleston



CURRENT RENTAL RATE

\$4,156



SIZE

490 SQFT



BEDS/BATHS

1 BR/ 1 BA



YEAR BUILT

1980



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PORTFOLIO SALE



ADDRESS

45 Sycamore Avenue Unit 1126
and 1714 Charleston SC, 29407



COUNTY

Charleston



CURRENT RENTAL RATE

Unit 1126 - \$1,456
Unit 1714 - \$1,832



SIZE

893 SQFT



BEDS/BATHS

2 BD/ 1 BA



YEAR BUILT

1999



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PORTFOLIO SALE



ADDRESS

10G Rivers Point Row
James Island, SC 29412



COUNTY

Charleston



CURRENT RENTAL RATE

\$1,250



SIZE

1,050 SQFT



BEDS/BATHS

2 BD/ 1 BA



YEAR BUILT

1980



PORTFOLIO SALE



ADDRESS

16F Rivers Point Row
James Island, SC 29412



COUNTY

Charleston



CURRENT RENTAL RATE

\$1,512



SIZE

950 SQFT



BEDS/BATHS

2 BD/ 1 BA



YEAR BUILT

1980



PORTFOLIO SALE



ADDRESS

8F Rivers Point Row
James Island, SC 29412



COUNTY

Charleston



CURRENT RENTAL RATE

\$1,018



SIZE

1,050 SQFT



BEDS/BATHS

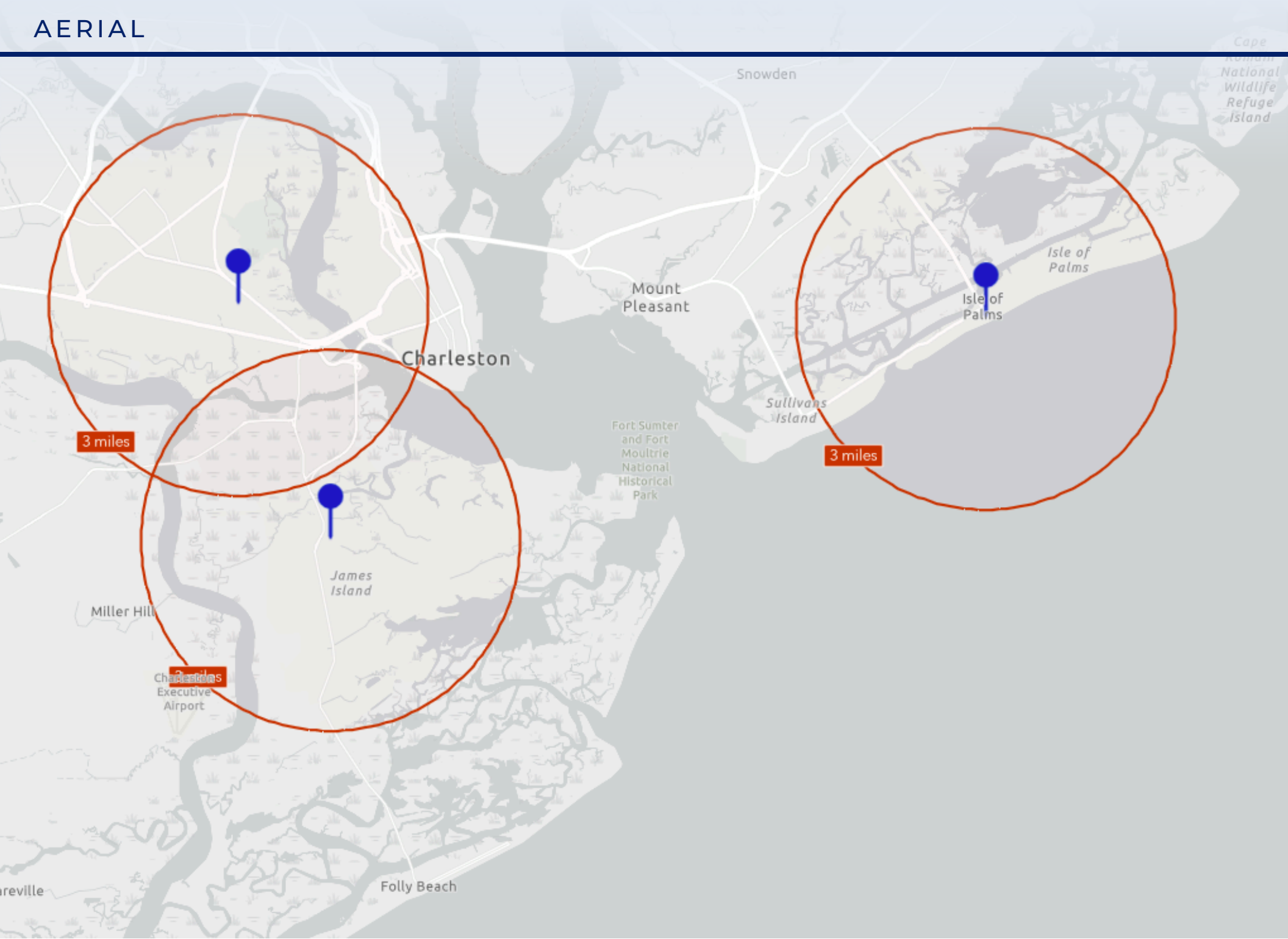
2 BD/ 2 BA



YEAR BUILT

1980

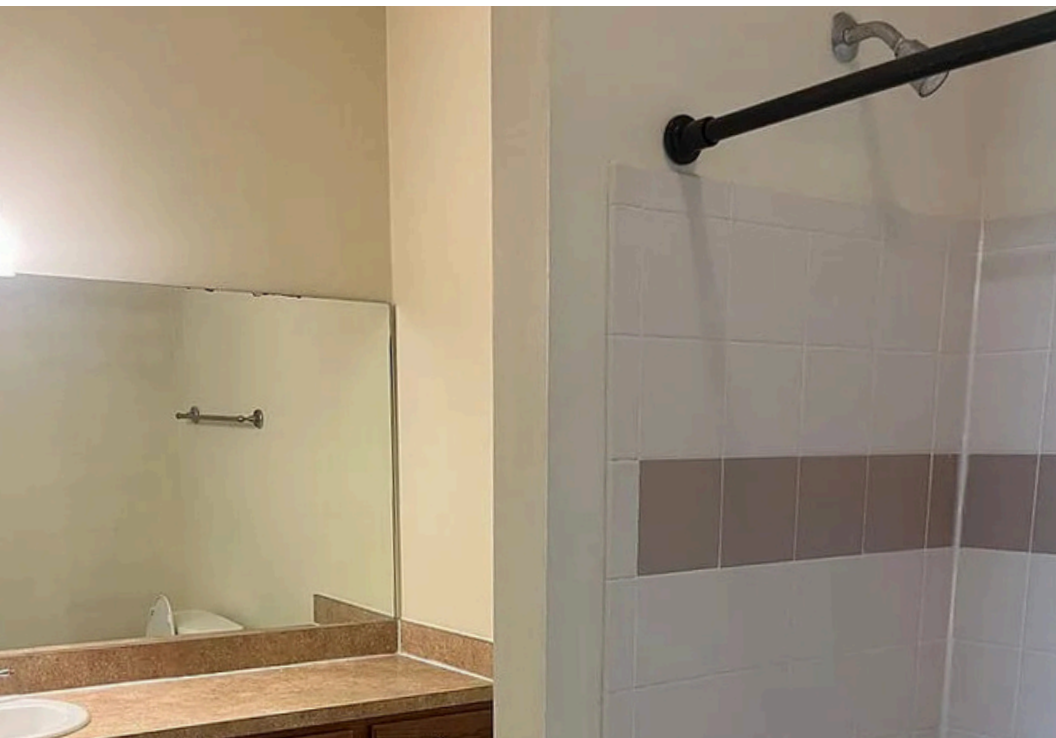




1300 OCEAN BLVD
#142 PHOTOS



**45 SYCAMORE
AVENUE UNIT 1126
PHOTOS**



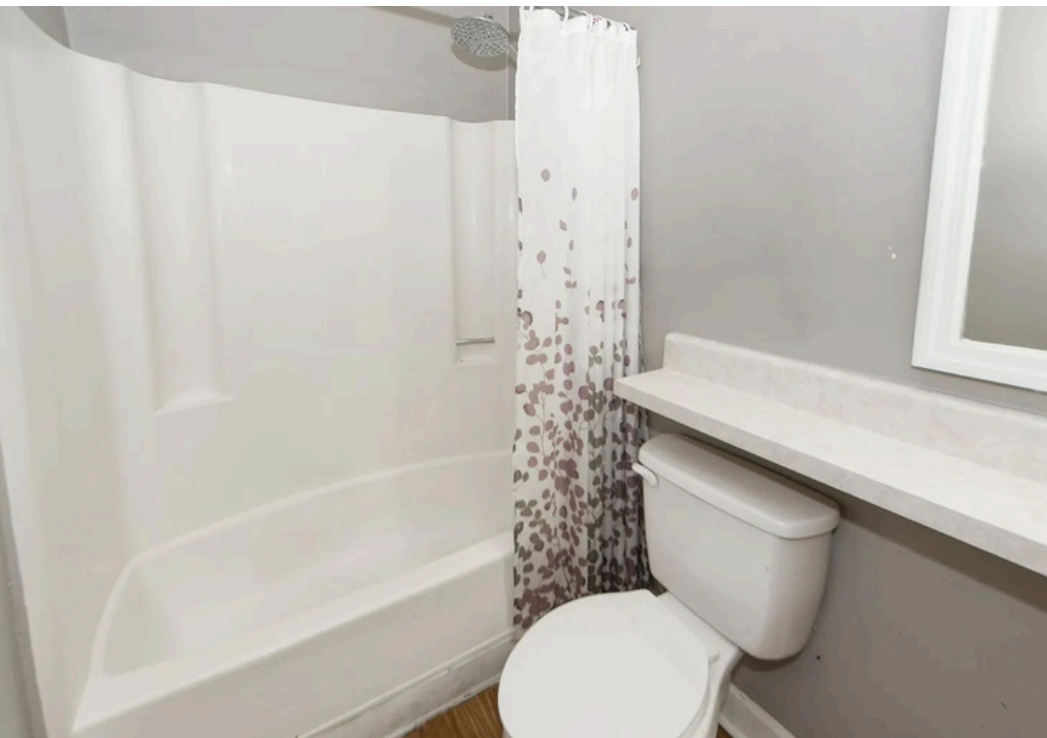
45 SYCAMORE
AVENUE UNIT 1714
PHOTOS



10G RIVERS POINT ROW
JAMES ISLAND, SC 29412
PHOTOS



16F RIVERS POINT ROW
JAMES ISLAND, SC 29412
PHOTOS



8F RIVERS POINT ROW
JAMES ISLAND, SC 29412
PHOTOS



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