# STAND ALONE OFFICE BUILDING
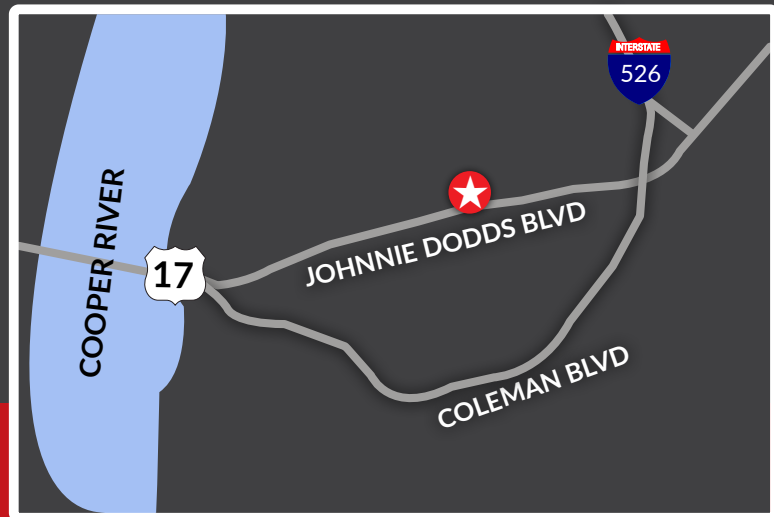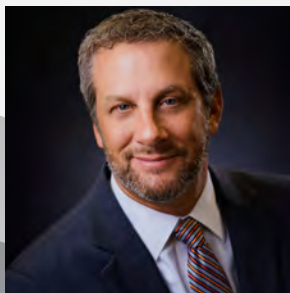
# FOR SALE OR LEASE
## WITH EXCELLENT VISIBILITY

**816 Johnnie Dodds Blvd**
**Mt. Pleasant SC 29464**

**INTERSTATE 526**

**COOPER RIVER**

**17**

**JOHNNIE DODDS BLVD**

**COLEMAN BLVD**

**\*\*Click Here for S.C. Agency Relationships Disclosure**

**Jon Chalfie**
Vice President of Brokerage
**843.345.6000**

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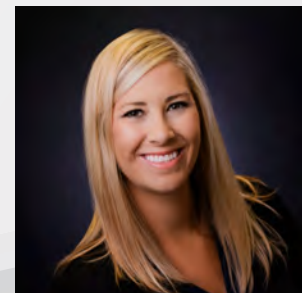
**Hailey Clifton**
Associate
**843.300.5209**

# STAND ALONE OFFICE BUILDING
# FOR SALE OR LEASE
## *WITH EXCELLENT VISIBILITY*



## OFFERING SUMMARY

**ADDRESS:**
816 Johnnie Dodds Blvd.
Mt. Pleasant, SC 29464

**TMS:**
535-05-00-154

**COUNTY:**
Charleston

**LEASE PRICE:**
$27.50/SF NNN

**SALE PRICE:**
$3,200,000

- Immaculate 8,800 SF office space located in the heart of Mount Pleasant, and only a few minutes away from Downtown Charleston and I-26/I-526.
- This is an unmatched opportunity to locate your business along one of the busiest corridors in the market.
- This adaptive reuse of a former restaurant will accentuate the Class A features; from the open collaborative layout to the efficiently laid out combination of bullpen, private offices, chef style kitchen/break area and an abundance of natural light.
- The space can easily be configured for nearly every business.
- Fully furnished and designed for teamwork via multiple seating configurations, meeting spaces, and conference rooms.

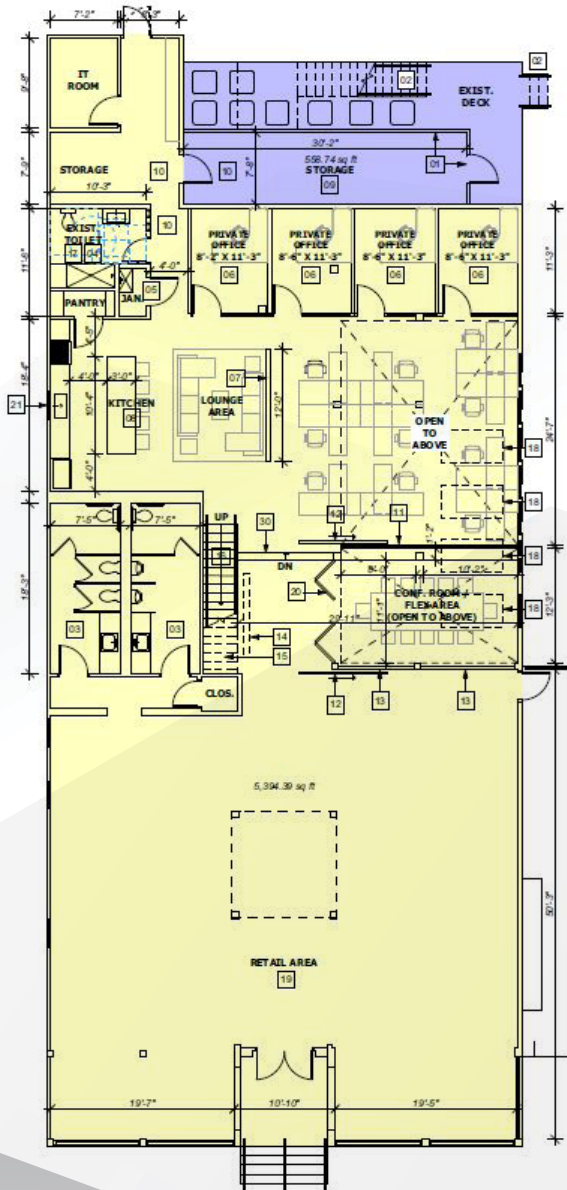816 JOHNNIE DODDS BLVD. | MT. PLEASANT, SC 29464

## LANDMARK
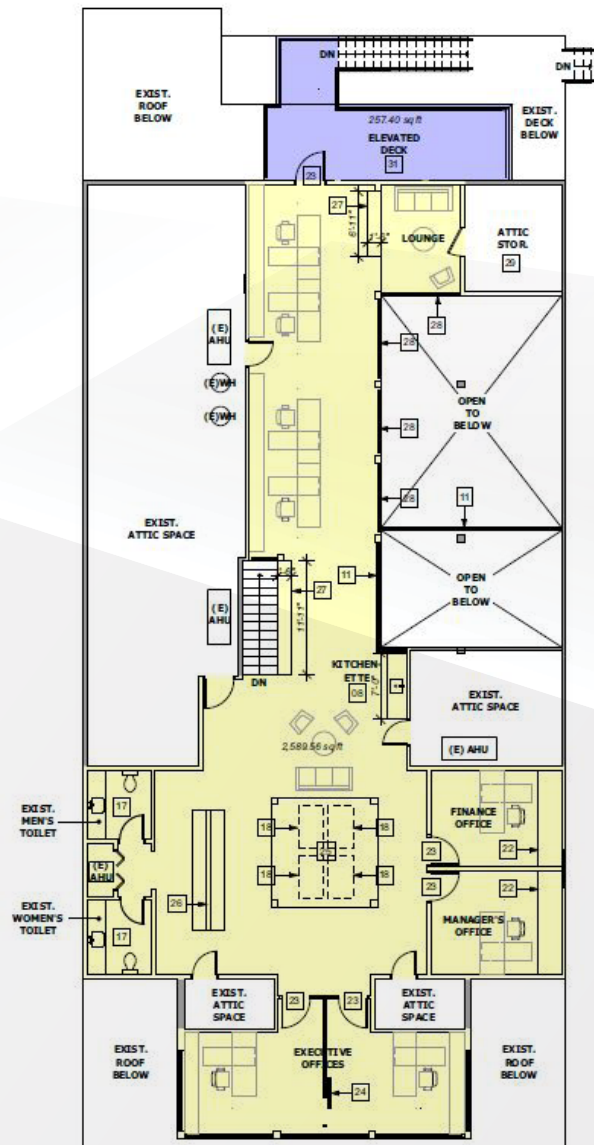### ENTERPRISES
COMMERCIAL REAL ESTATE

# STAND ALONE OFFICE BUILDING
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## 1ST FLOOR PLAN



## 2ND FLOOR PLAN

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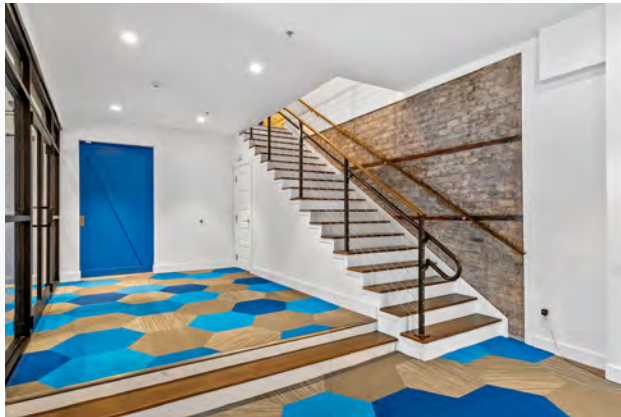



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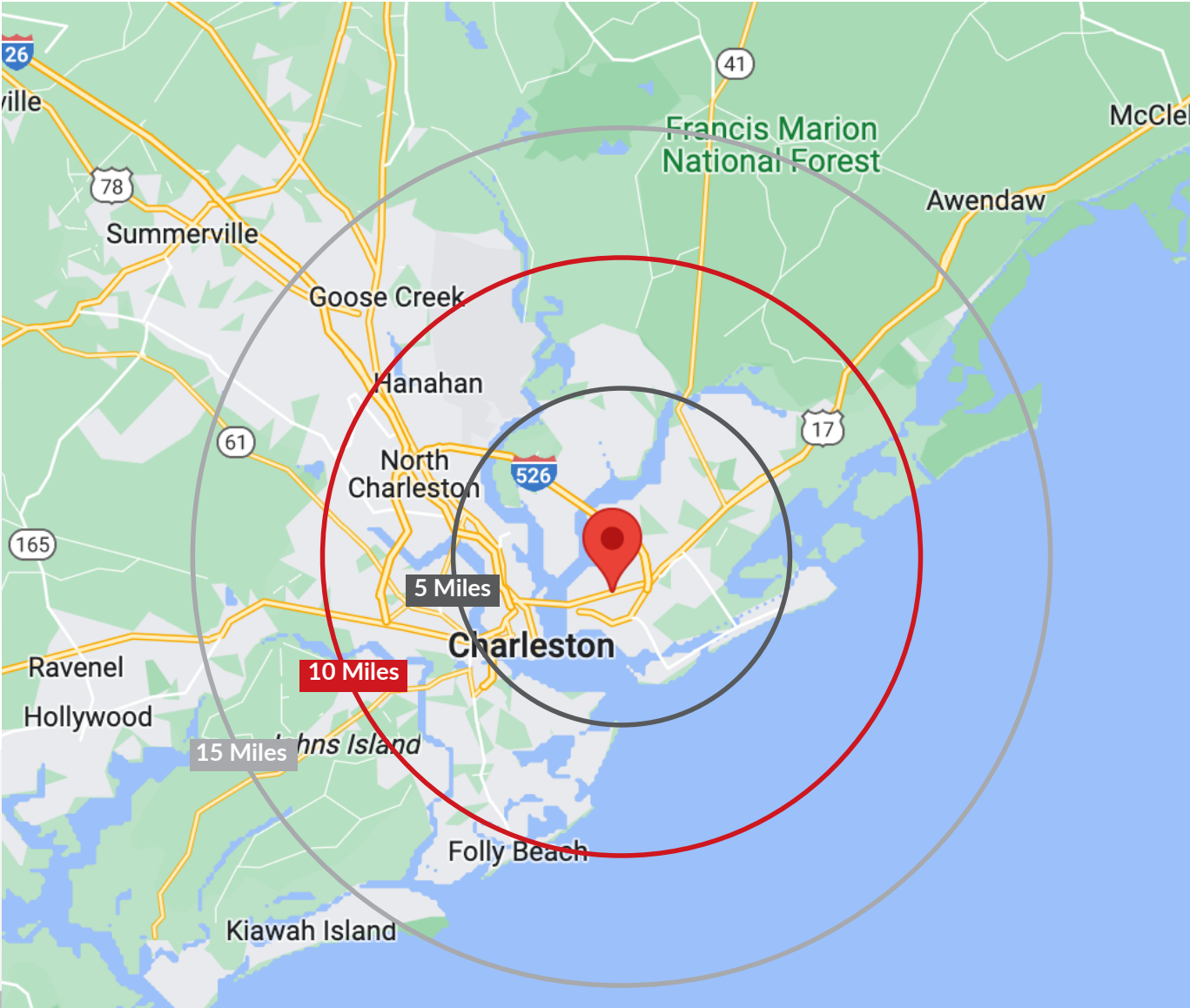## LANDMARK
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### DISTANCE MAP



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### AERIAL MAP

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