



254 Saint Philip Street Unit B | \$2,275,000
Short Term Rental Multifamily Income Producing HPR For Sale

HISTORIC DISTRICT
REAL ESTATE
COLDWELL BANKER
COMMERCIAL
ATLANTIC



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COMMERCIAL
ATLANTIC

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EXECUTIVE SUMMARY



OFFERING SUMMARY



PRICE
\$2,275,000



BUILDING SIZE
2,175 SF



ACRES
0.09 Acres



ZONING
City of Charleston - GB - General Business



MUNICIPALITY
Charleston



TAX ID
4600404015



PARKING
Off-Street Parking



VEHICLES PER DAY
SCDOT 4,400 VPD 2023



YEAR BUILT
2025



PROPERTY OVERVIEW

Stunning Brand NEW 2025 Construction, 3 Story Architectural Designed property located in the Short Term Accommodations Overlay District. This stunning newly finished property is nestled within the highly sought after STR Accommodations Overlay District. This current South of France inspired design is constructed by Cozy Development! Built with the highest quality, this property offers luxury finishes with modern furnishings which will easily captivate your prospective STR guests! Subsidize the purchase for an enormous financial benefit. This home offers Juliet balconies with state of the art stucco finishes and features a rooftop terrace! Offering walkability to some of the best restaurants and cafes, you will be within a five-minute walk to King Street, the epicenter of nightlife in Charleston. You'll have easy access to places like Prohibition, Bourbon N' Bubbles, Felix, La Cave, Chubby Fish, Uptown Social and so many more restaurants, making it highly desirable for STR guests. The property features five bedrooms with each having ensuite bathrooms to accommodate your guests. The kitchen is the focal point of every home, which is why the kitchen boasts upgraded appliances, custom cabinets, and quartz/quartzite countertops with luxury hand molded backsplash and open shelving. Other features throughout the unit included a zero degree walk in tiled shower with an illuminated shower niche, and wood floors throughout. Outside you'll be able to enjoy the perfect picturesque Charleston evening from the rooftop terrace. This property is modern and virtually maintenance free! This property is new construction and will be fully compliant for STR. The property will be licensed upon completion and operating upon renovations being completed. Financial projections completed by a third party service are available upon request.



HISTORIC DISTRICT
REAL ESTATE



254 St Philip Street Unit B | Charleston, SC 29403 SHORT TERM RENTAL MULTIFAMILY INCOME PRODUCING HPR FOR SALE





PROJECT

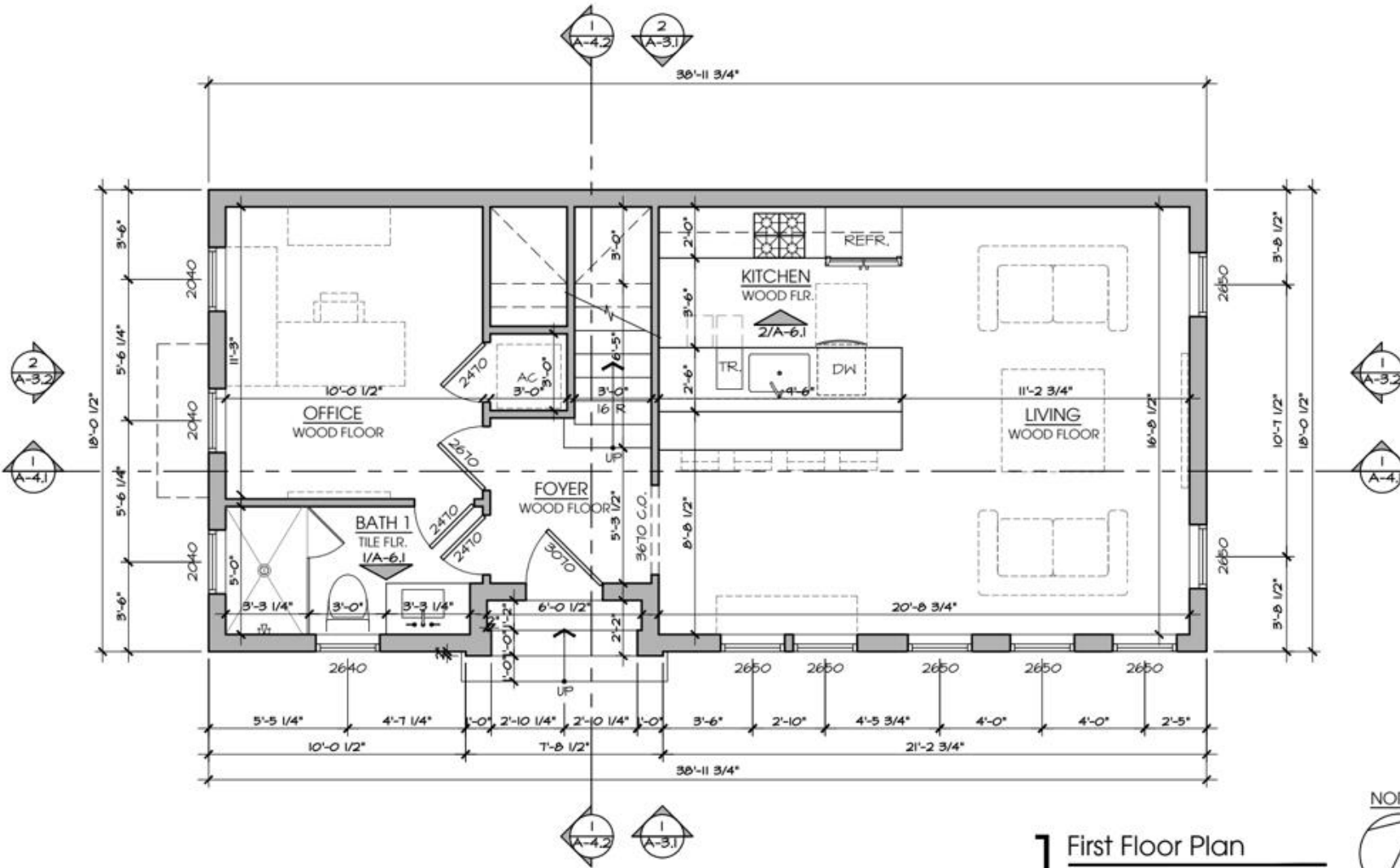
254 SAINT PHILIPS HOUSE

254 Saint Philip St,
Charleston, SC 29403

PRINTED:
Feb 27, 2024 SHEET

A-2.1

Floor Plans



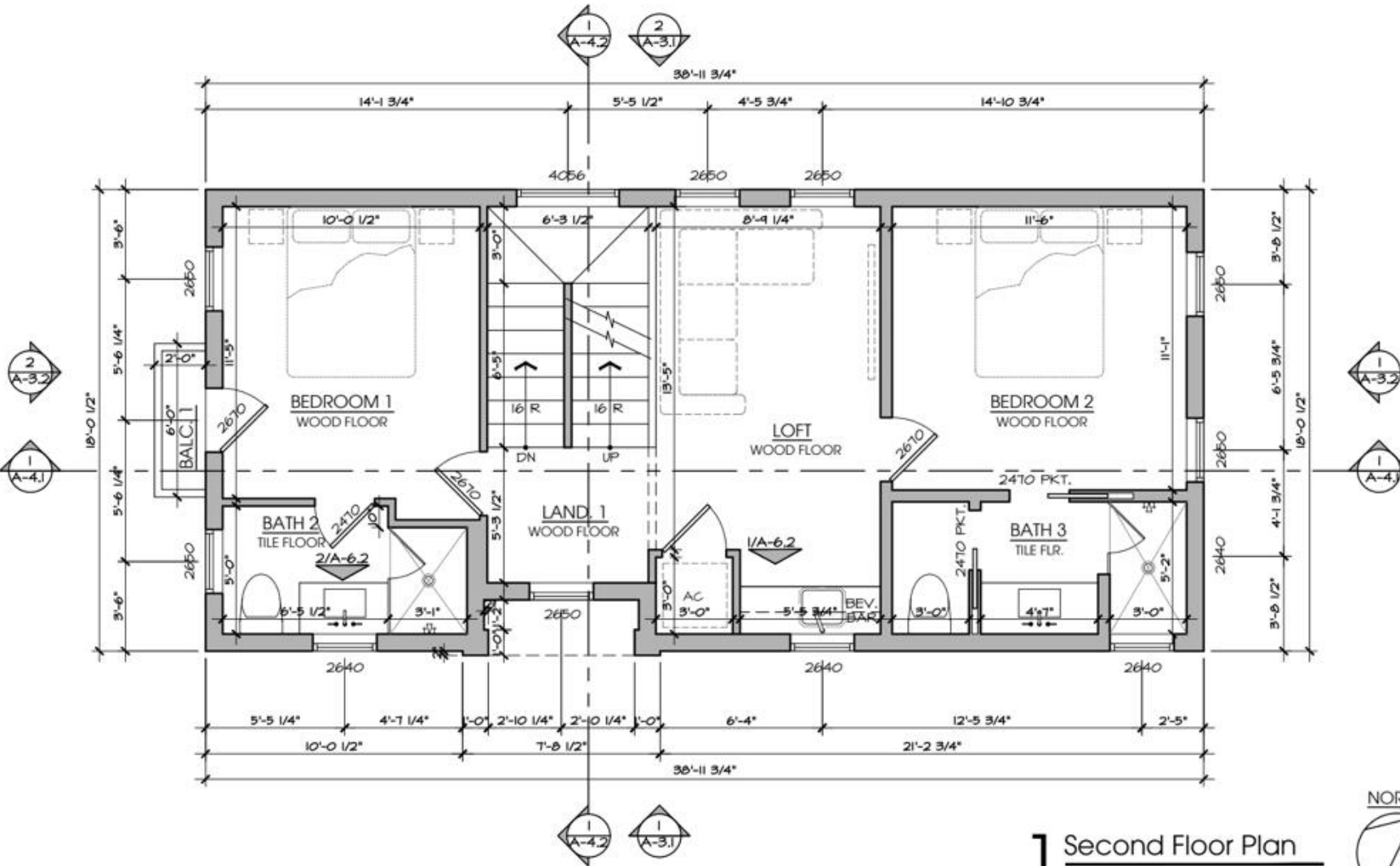
1 First Floor Plan
SCALE: 1/4" = 1'-0"



PROJECT

254 SAINT PHILIPS HOUSE

254 Saint Phillip St,
Charleston, SC 29403



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1 Second Floor Plan
SCALE: 1/4" = 1'-0"



A-2.2
Floor Plans

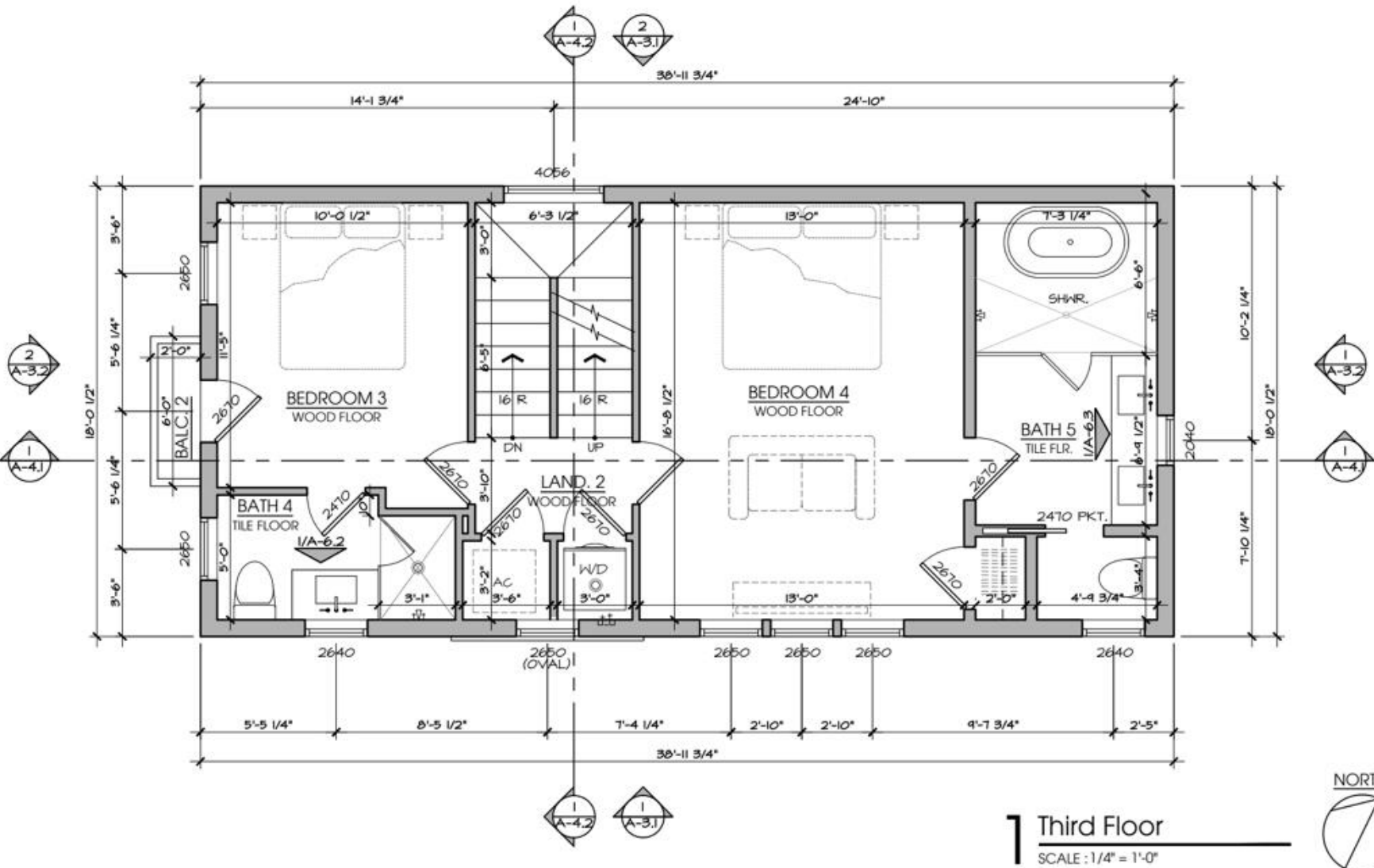
PROJECT

254 SAINT PHILIPS HOUSE

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A-2.3
Floor Plans



1 Third Floor
SCALE : 1/4" = 1'-0"



PROJECT

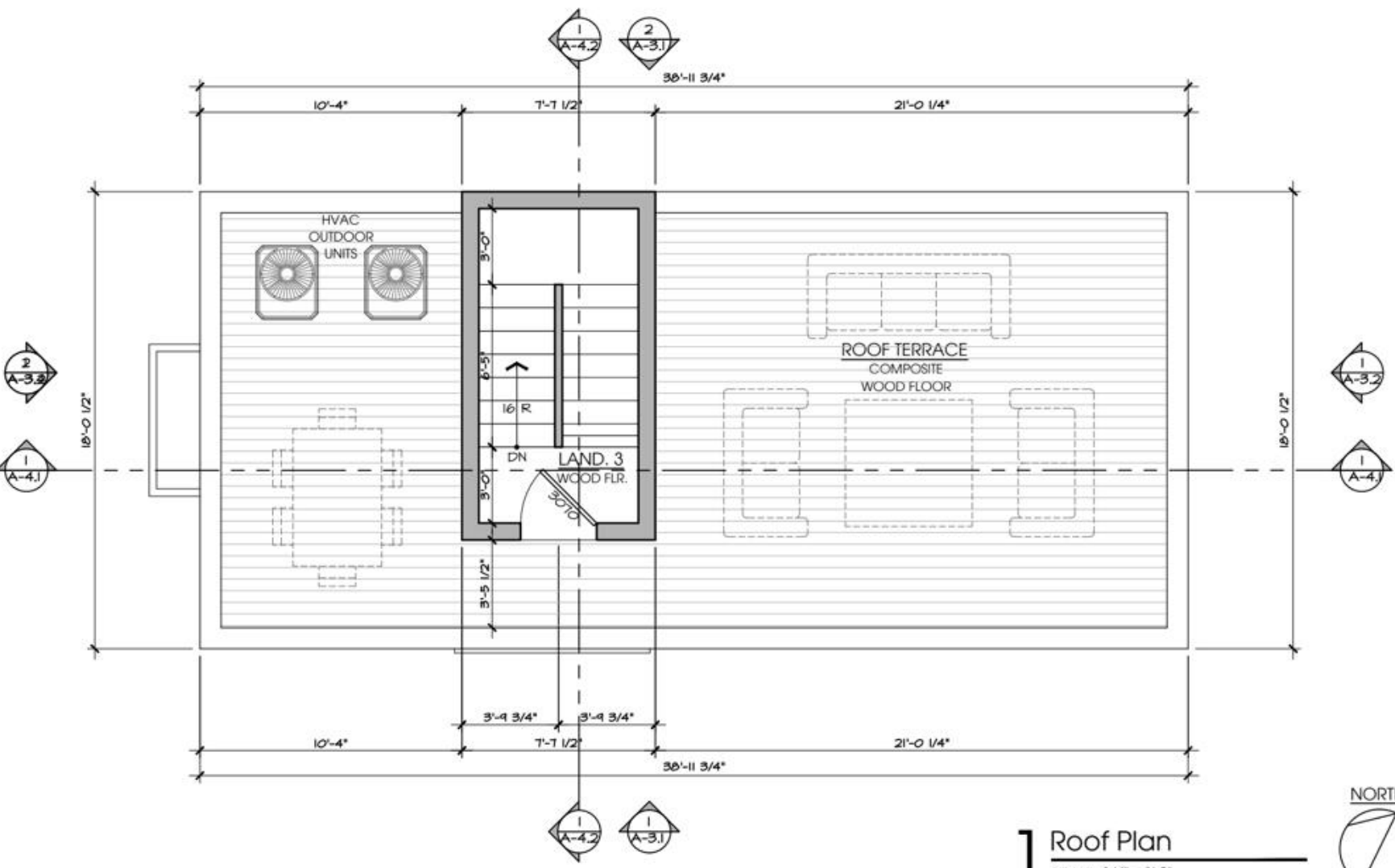
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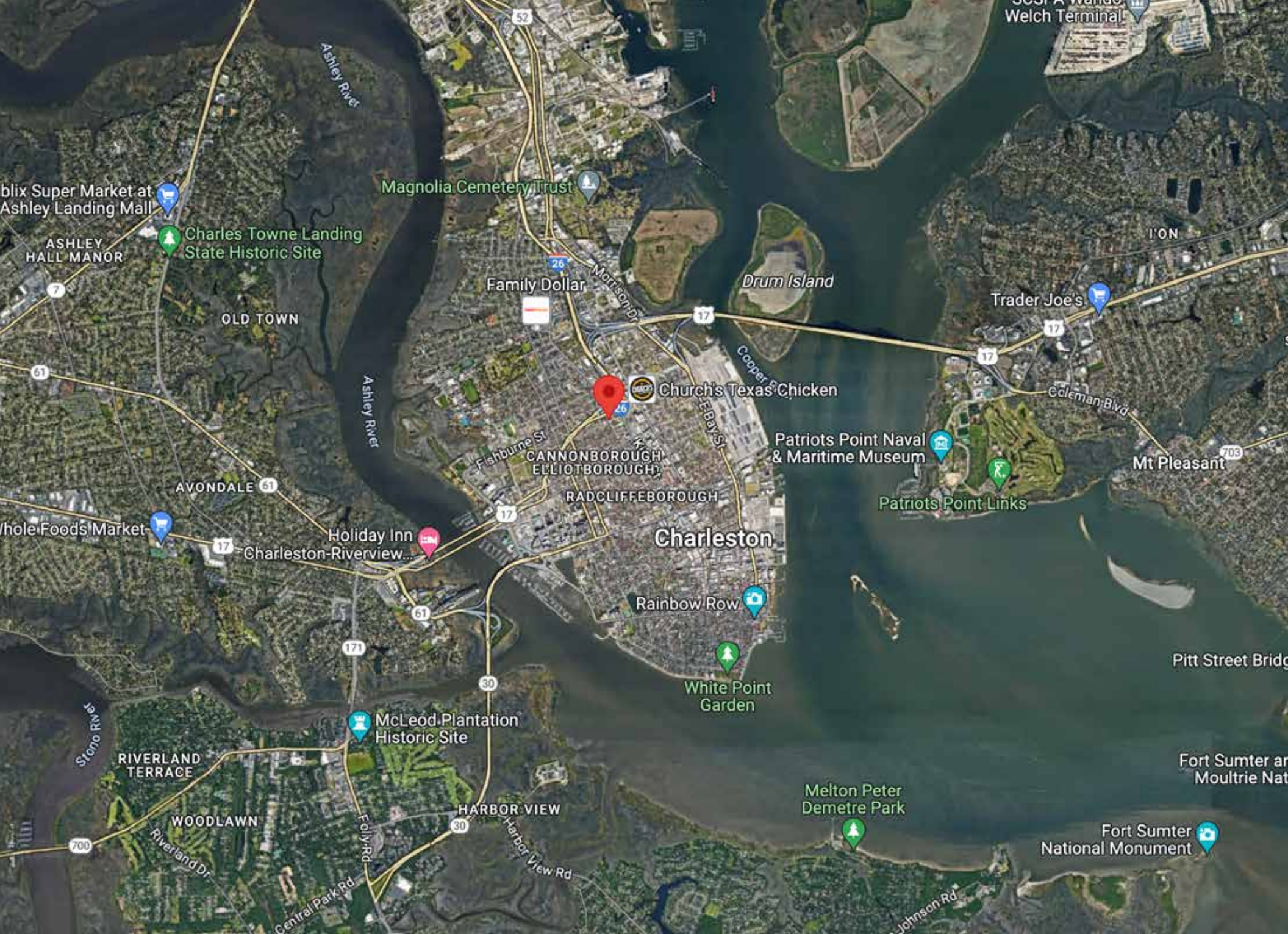
A-2.4

Floor Plans



1 Roof Plan
SCALE: 1/4" = 1'-0"







WEST ASHLEY

- 10 Minutes to Mount Pleasant
- 13 Minutes to James Island
- 11 Minutes to West Ashley

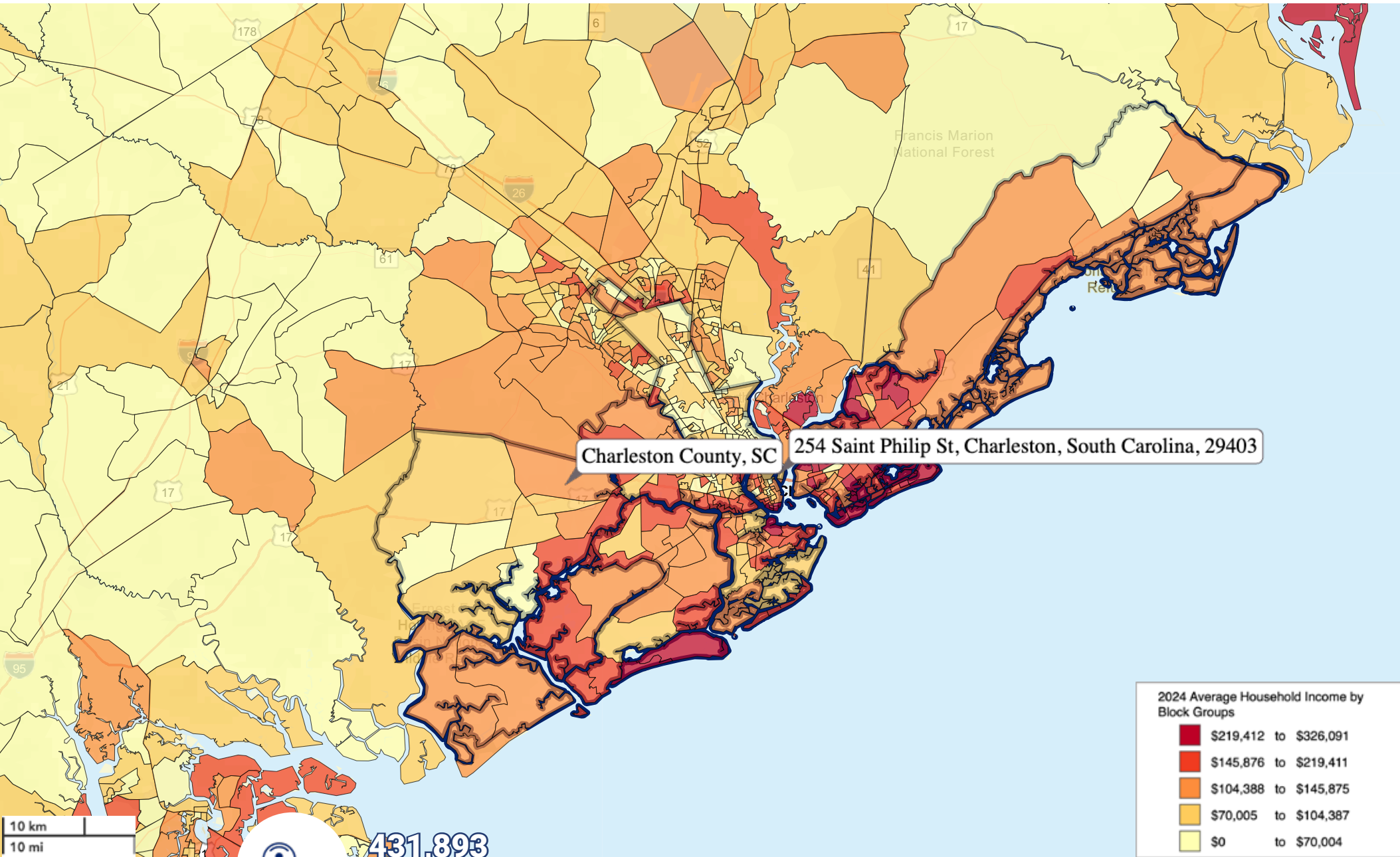
MOUNT PLEASANT

DOWNTOWN CHARLESTON

JAMES ISLAND

SITE

2024 CHARLESTON COUNTY POPULATION



431,893

Charleston County
Population

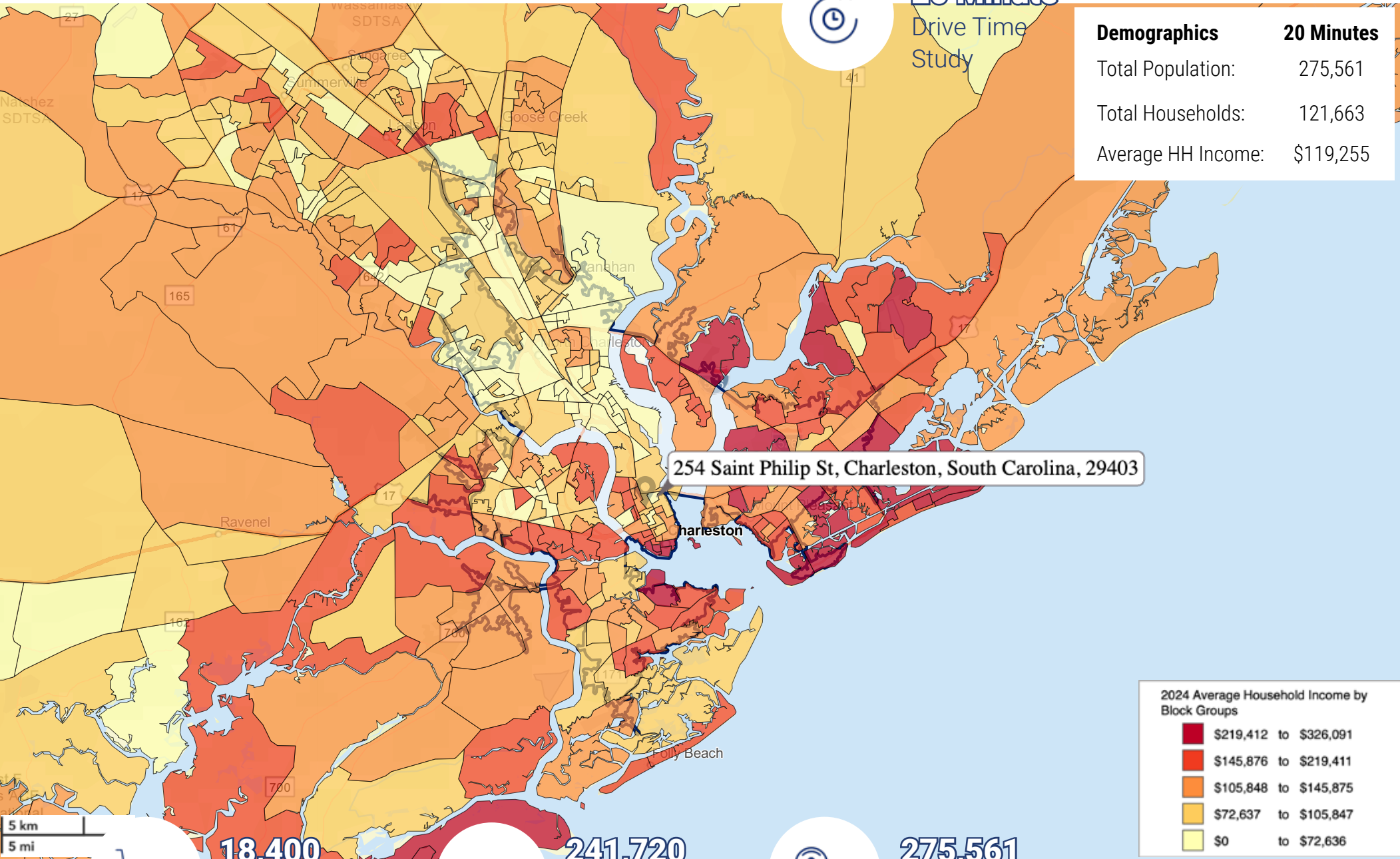
All demographics based on Esri forecasts for 2024

DEMOGRAPHICS



20 Minute
Drive Time
Study

Demographics	20 Minutes
Total Population:	275,561
Total Households:	121,663
Average HH Income:	\$119,255



254 Saint Philip St, Charleston, South Carolina, 29403

2024 Average Household Income by Block Groups

- \$219,412 to \$326,091
- \$145,876 to \$219,411
- \$105,848 to \$145,875
- \$72,637 to \$105,847
- \$0 to \$72,636



18,400
Businesses
within 20 Mins



241,720
Employees
within 20 Mins



275,561
Population
within 20 Mins

All demographics based on Esri forecasts for 2024

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