

7587 Sandlapper Pkwy. | Bldg. 100

North Charleston, SC 29420



PROPERTY OVERVIEW

Available SF:	10,032 SF
Lease Rate:	\$10.50 SF/YR
Lease Type:	NNN (\$3.40/SF/YR)
Year Built:	2023
Warehouse Space:	9,102 SF
Office Space:	930 SF
Tax ID/APN:	172-00-00-131
Property Subtypes:	FlexSpace, Free-Standing, Industrial-Business Park, Light Industrial, Warehouse/Distribution

PROPERTY DESCRIPTION:

Building 100 is an approximate 10,032sf free-standing warehouse. The property is located in the Dorchester County portion of the City of North Charleston just off of Ashley Phosphate Road. It is a great central location for access to the entire Tri-county area. The warehouse has 120amp-480v power, a dock well, two 12'x12' roll up doors (one for direct drive-in and one that services the dock well area), and approximately 930sf of office space which includes 2 offices, a bathroom, kitchenette, an open area and foyer. There are 6 parking spaces and one handicap parking space on the property. NNN: \$3.40/sf. The parent 1.22-acre parcel is developed with an additional 10,032sf building (Building 200). There is no additional land for outside storage.

FOR LEASE

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