



REALTY • MANAGEMENT • INVESTMENT

ALEX DESETA
BROKER IN CHARGE

OFFICE SPACE FOR LEASE NORTH CHARLESTON, SOUTH CAROLINA

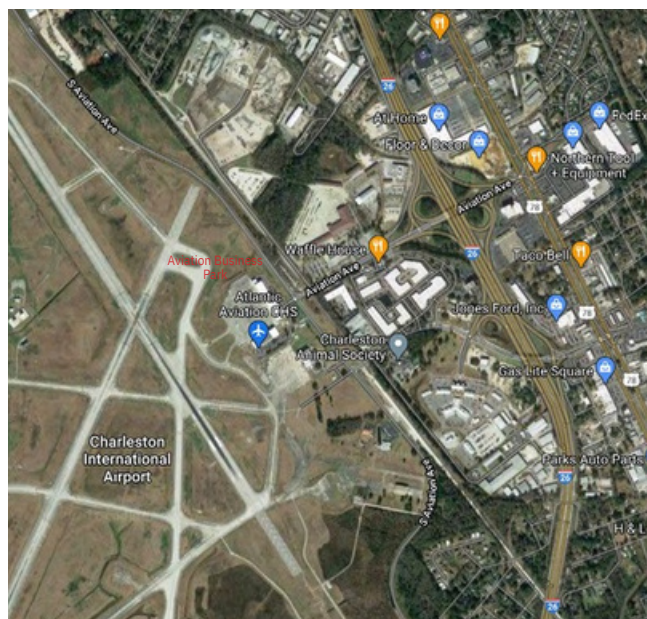
Aviation Business Park
2457 Aviation Ave.
North Charleston, SC 29406



Aviation Business Park is a premier office, flex, and medical campus located in the Charleston area's most central location. This established property encompasses 40 acres and features ten buildings designed for efficiency and functionality.

- **Flexible Space:** Office, flex, and medical options available with private offices, open work areas and warehouse.
- **Single Level Convenience:** Each suite has its own entrance and ample adjacent parking.
- **Warehouse Options:** Drive in rear warehouse areas with roll-up doors and full climate control.
- **Landscaped Grounds:** Enjoy a professional environment with outdoor working areas and tree-lined sidewalks.

For businesses seeking a strategic location with modern amenities, Aviation Business Park is the ideal choice.



OFFERING SUMMARY

AVAILABLE SF: 4,254-24,268 SF

LEASE RATE: \$19.00 PSF

LEASE STRUCTURE: NNN

ZONING: M-1 Light Industrial

Call or Text Alex DeSeta
at 610.656.8013
or email Alex@desetagroup.com

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Aviation Business Park



HLA INC
LAND PLANNING
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SURVEYING

Aviation Business Park

LOCATED IN
NORTH CHARLESTON, SOUTH CAROLINA
DATE: 9/26/06 SCALE: 1" = 60'

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