



FLEX/RETAIL SPACE IN WEST ASHLEY

ADAMS
PROPERTY GROUP

1033 Wappoo Road
Charleston, SC 29407

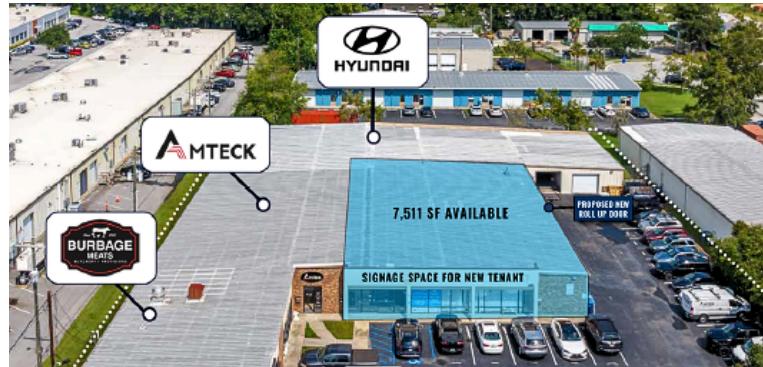
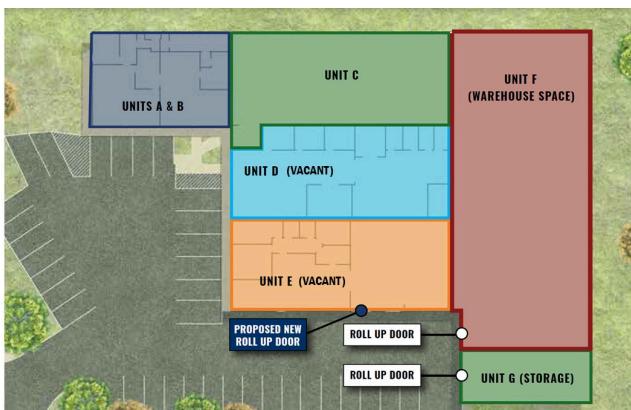
PROPERTY HIGHLIGHTS

AVAILABLE SF 3,760 - 7,511 SF

LEASE RATE \$22 PSF NNN

ESTIMATED NNN'S \$4.77

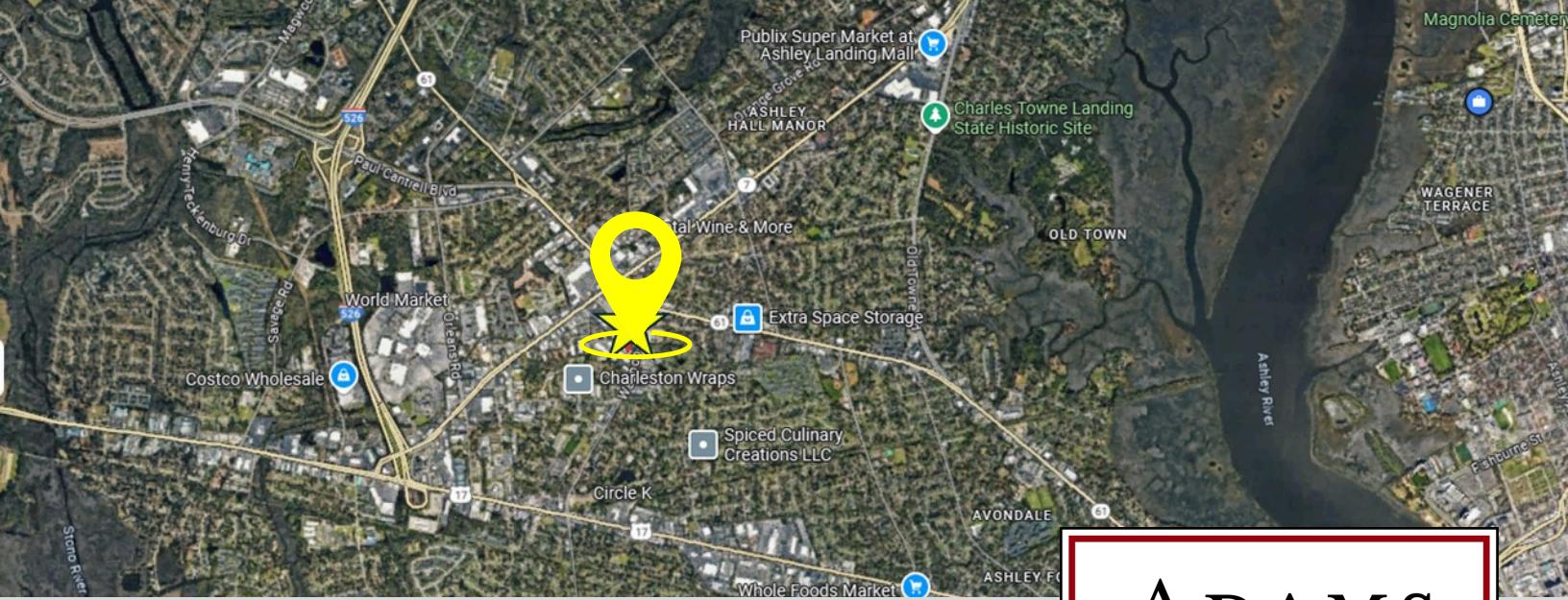
CEILING HEIGHTS 13 feet



Casey Lowery
843.941.4022
clowery@adamspropgroup.com



Linnell Ray
843.410.8095
lray@adamspropgroup.com



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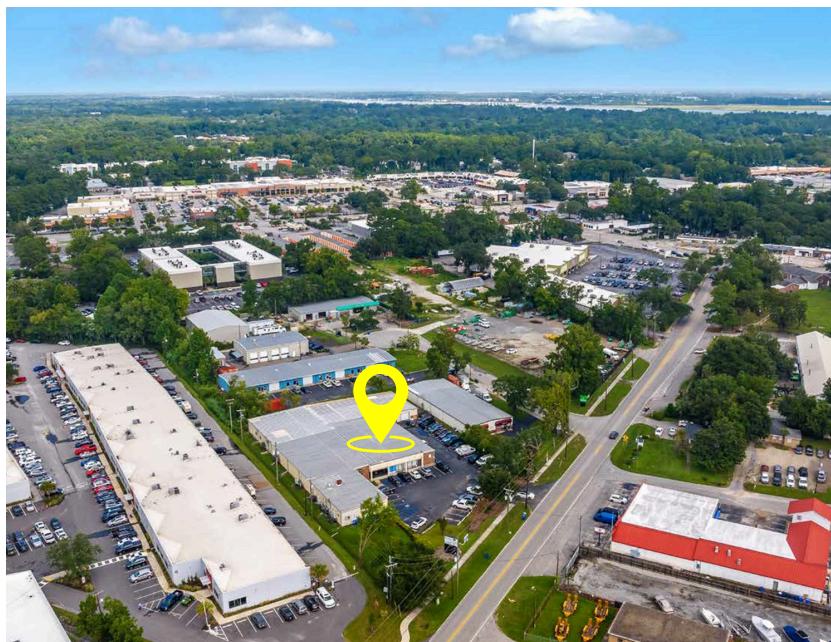
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Property Highlights:

- NEW OWNERSHIP!
- Improvements underway
- Central West Ashley location inside I-526 with ease of access and visibility
- Climate controlled warehouse space
- Heavy Tenant Allowance Available

Location! Location! Location!



DEMOGRAPHICS

2023 POPULATION

149,551 (5 mile)

AVG. HH INCOME

\$88,428 (5 mile)



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📞 843.941.4022

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