



FOOD LION

Okatie Village Dr

278

Fording Island Rd (38,800 VPD)

FOR SALE

Prime Commercial Opportunity: ±1.28 Acre Food Lion Outparcel

223 Okatie Village Drive, Okatie, SC 29909

- Situated in the thriving area of Okatie, South Carolina, with high visibility and accessibility off Ford Island Road, which sees over 38,000 vehicles per day
- Ideal for various commercial ventures such as retail, office space, or medical
- Zoned PUD, Planned Unit Development
- Strategically located in a dense retail area only 20 minutes from Hilton Head Island and 30 minutes from Savannah
- Surrounded businesses include: Food Lion, Fleet Feet, Omelette Cafe, Parlor Doughnuts, UPS, Walgreens, Wells Fargo and many more
- Located in close proximity to Del Webb's Sun City Hilton Head which includes 10,000+ homes and three 18-hole golf courses

Sale Price:

\$785,000

CONTACT US

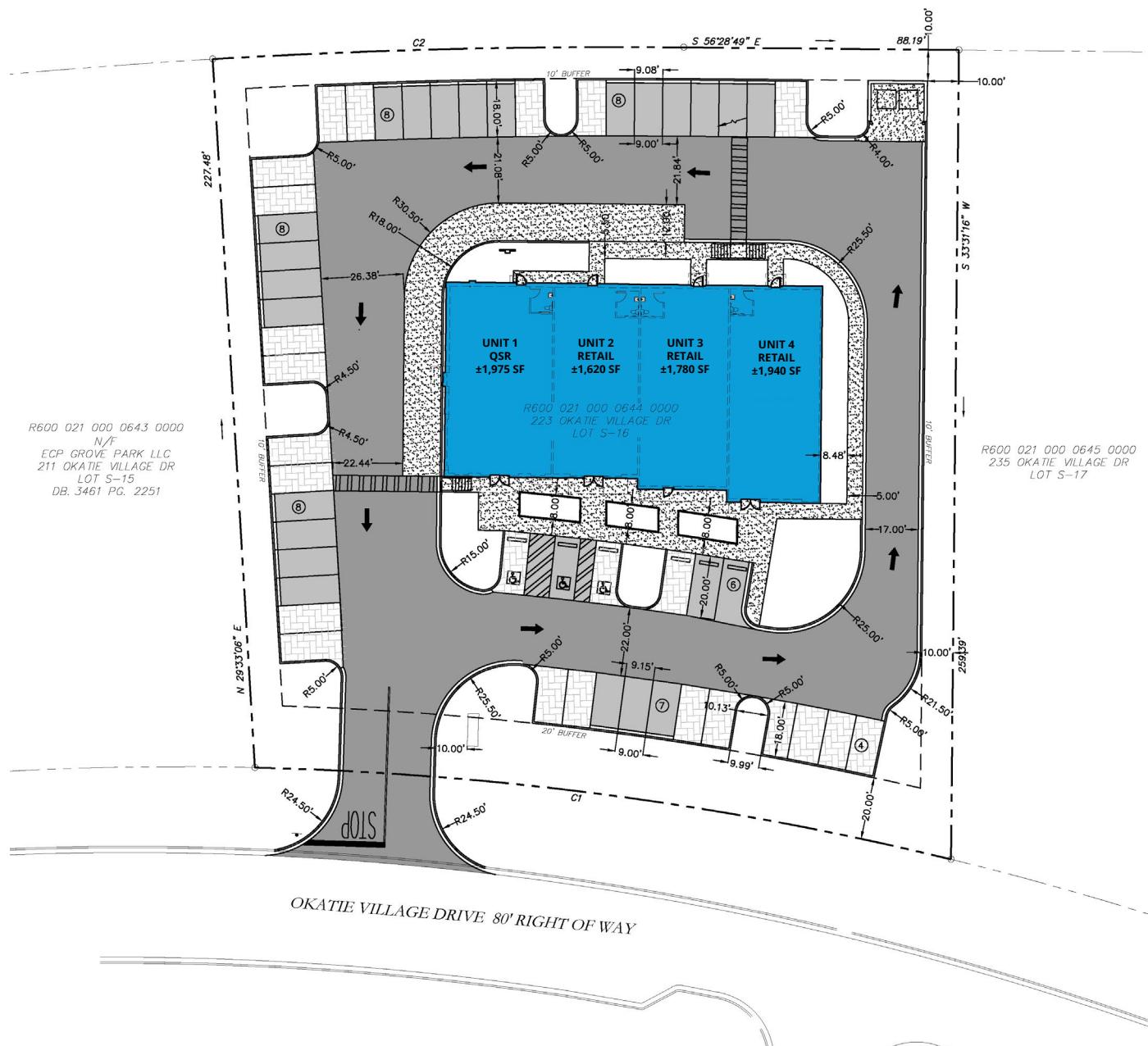
Tyler Mouchet, CCIM
Associate Vice President
+1 912 662 8017
tyler.mouchet@colliers.com

Colliers

Colliers | Savannah
545 E York Street
Savannah, GA 31401
P: +1 912 233 7111
colliers.com/savannah

Conceptual Site Plan

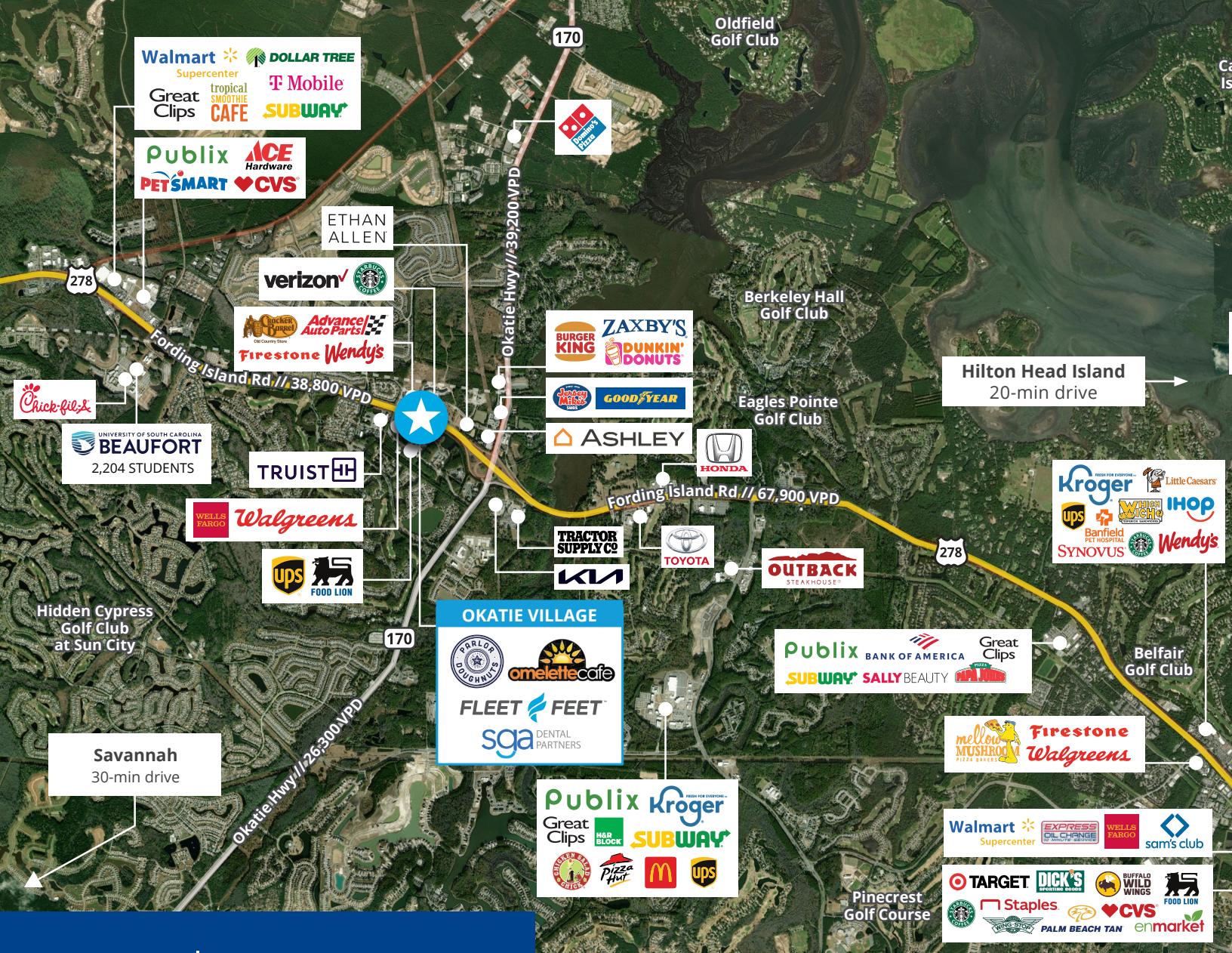
N/F
 OKATIE CENTER COMMERCIAL ASSOCIATION INC
 R600 021 000 0069 0000
 DB. 1913 PG. 2381 LAGOON





Local Aerial





Local Overview

Demographics

	1 Miles	5 Miles	10 Miles
Current Population	3,086	55,747	88,655
Number of Households	1,508	23,168	35,978
Avg. HH Income	\$96,136	\$100,463	\$98,003
Daytime Employees	2,599	18,909	35,977
Total Businesses	375	1,742	4,176

CONTACT US

Tyler Mouchet, CCIM
Associate Vice President
+1 912 662 8017
tyler.mouchet@colliers.com



Colliers | Savannah
545 E York Street
Savannah, GA 31401
P: +1 912 233 7111
colliers.com/savannah