

West 5th North St. & North Laurel St.

Summerville, SC 29483



Pad Sites For Sale: \$525,000 - \$1,050,000
0.74 - 1.5 AC



Carolina One
Commercial Real Estate[®]

West 5th North St & North Laurel St

Summerville, SC 29483

About the Property

Two Commercial Pad Sites available in the heart of Downtown Summerville with engineered site plans saving the Buyer a significant amount of time. Join the Daniels Orchard community as the only commercial site within the development, while still benefiting from Hwy 78 visibility. Lots are available for purchase individually or together. This is a shovel ready project located in an Opportunity Zone with potential great tax benefits to the Developer.

The current plans offer two variations per lot: a single building (9,373 SF total) or two buildings with a courtyard (4,225 SF per building). The speculative parking ratio is 6 per 1,000 SF. Additional flexibility is available through a build-to-suit option. The combined building total of both lots is 17,376 SF, however the lots will support a larger SF.

Fine Details

CUSTOMIZABLE: 8,450-9,373 SF

DORCHESTER

TMS# 130-12-01-002 & 130-12-01-004

ZONING: PD

Shovel Ready | Opportunity Zone | Central Location

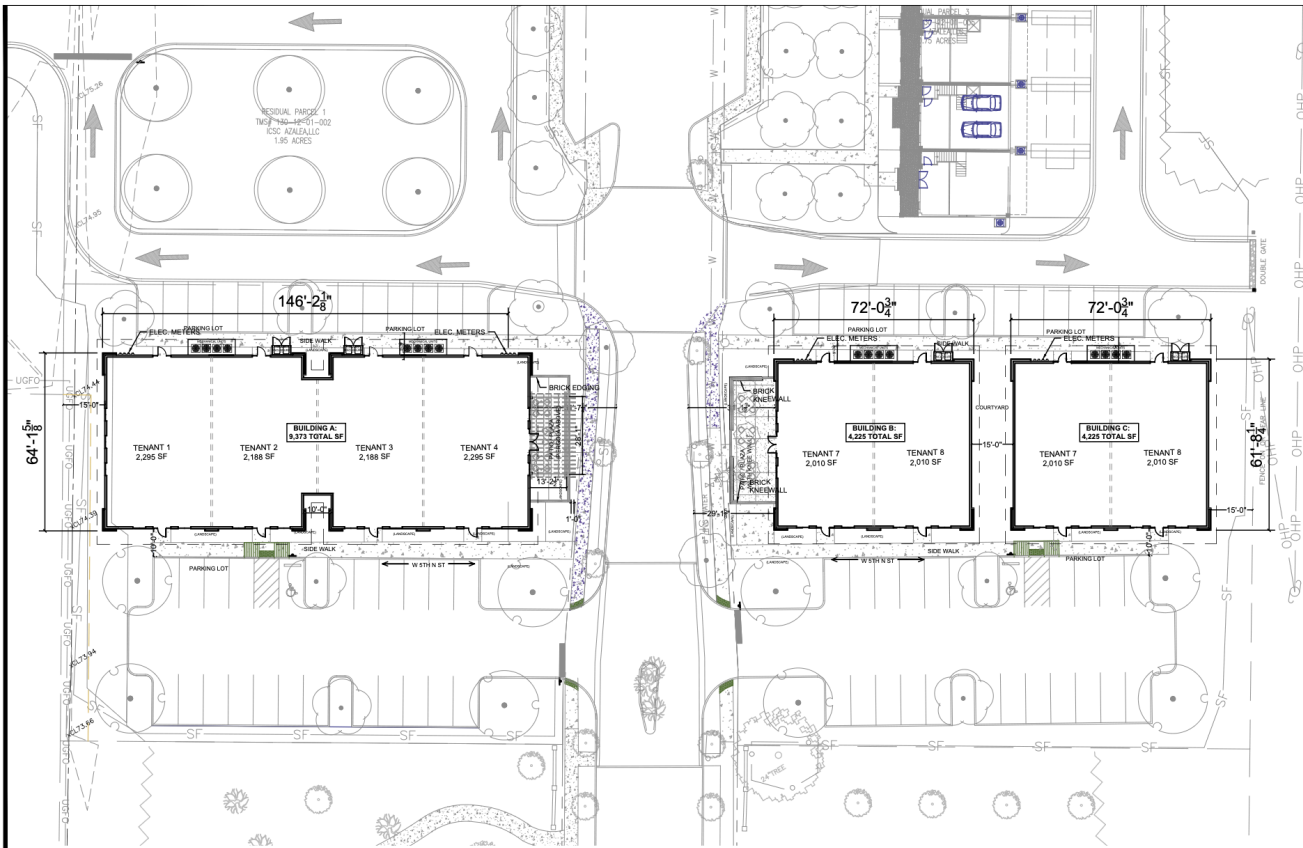
Sales and Marketing by:



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1 ARCHITECTURAL SITE PLAN V2. (TOTAL BUILDINGS SF: 17,823)
 SCALE: 1/8" = 1'-0"

LFK ARCHITECTS, LLC | 843-330-8940 | 886 JOHNNIE DODDS BLVD, SUITE 200 | MOUNT PLEASANT, SC 29464 |

DANIEL'S ORCHARD
 SUMMERVILLE CONCEPTUAL DRB
 MEETING DATE: 05.22.25



re View from W. 5th N. St.



Bird's Eye View of Building "B" & "C"



View of Rear Toward Building "A"



Building "A" Entry from Front Parking Lot (Typical Tenant Entry)



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