



7101 BRYHAWKE

North Charleston, South Carolina

CAN SUBDIVIDE DOWN TO 2 ACRES

2-18 ACRES INDUSTRIAL OUTDOOR STORAGE | BRAND NEW CONSTRUCTION

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**BRIDGE
COMMERCIAL**

7101 BRYHAWKE CIRCLE

Available Lots -

Lot 1 ±10.00 Acres

Lot 2 ±8.00 Acres

Total ±18.00 Acres

**Can be subdivided*



M-2 Heavy
Industrial Zoning



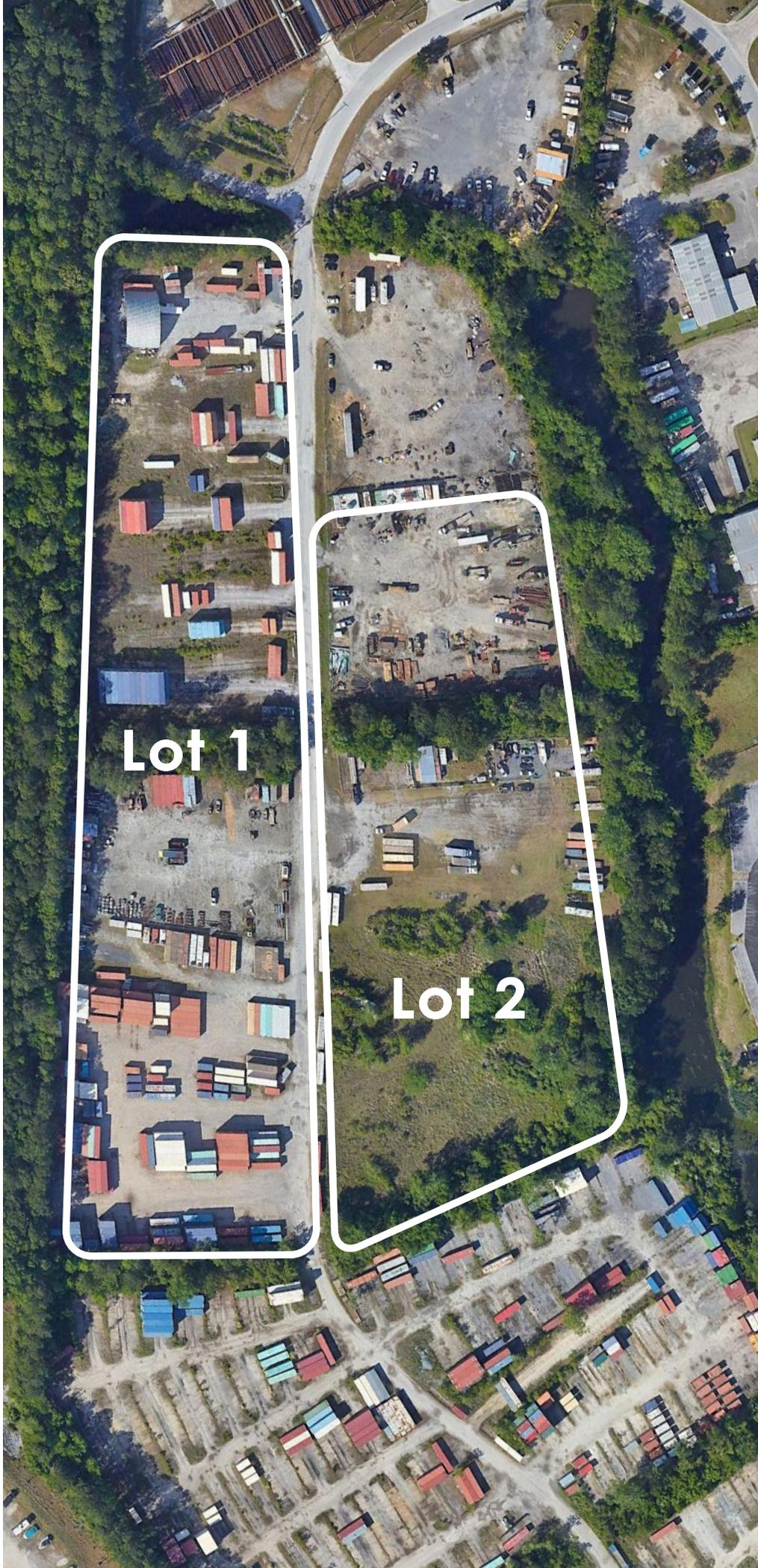
Wide variety of uses
and sizes for poten-
tial tenants

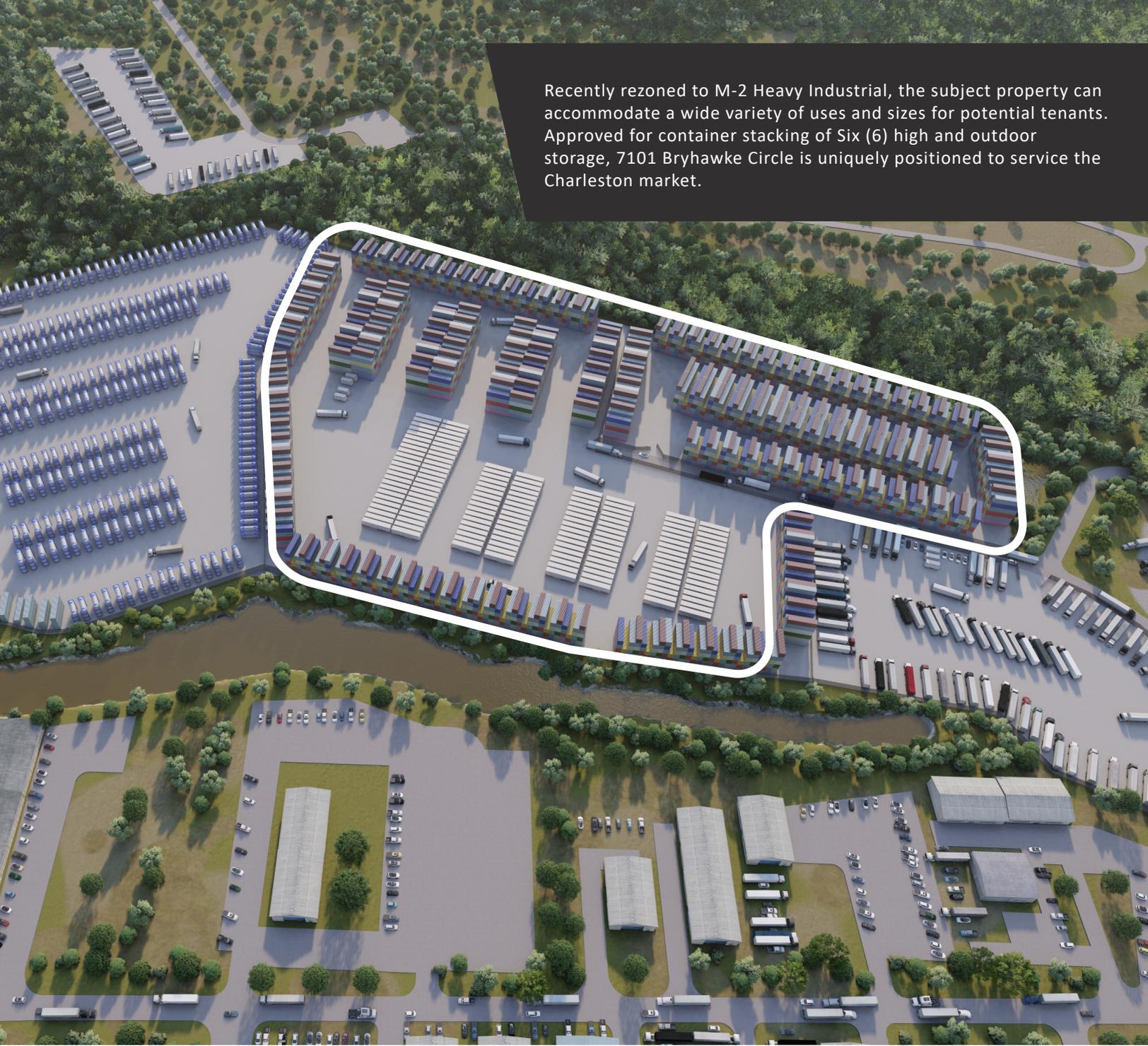


Strategically
positioned to
service the Charleston



Container stacking
and
Outdoor Storage





Recently rezoned to M-2 Heavy Industrial, the subject property can accommodate a wide variety of uses and sizes for potential tenants. Approved for container stacking of Six (6) high and outdoor storage, 7101 Bryhawke Circle is uniquely positioned to service the Charleston market.

PROPERTY

SITE ACREAGE	±18.00 Acres (divisible to ±2.0 Acres)	SITE CONDITION	New Construction - compact gravel, fenced, lighting with utilities to site
ADDRESS	7101 Bryhawke Circle, North Charleston, South Carolina	LOCATION	Close proximity to I-26 between Ashley Phosphate and Dorchester Rd
ZONING	M-2 Heavy Industrial (rezoned 2023) Ability to ground and stack up to six (6) containers high	USE	Container storage, Container Depot, Truck and Trailer parking. Zoning Verification letter for container stacking Six (6) high
POWER	Dominion Energy South Carolina	PLANNED IMPROVEMENTS	Site will be delivered cleared, graded, graveled, fenced, and lit.

LOCATOR MAP

 **DAIMLER XPO Logistics**

To Palmetto Commerce Park:
Home to Fortune500 and Fortune Global
Companies: Boeing, Daimler, Cummins,
XPO, etc.

 **Professional
BUILDERS SUPPLY**

ASHLEY PHOSPHATE RD

 **Ryder**

 **G&D Integrated**
Smart. Efficient. Logistics.

 **QC**
Quality Carriers

 **mobile mini**
SOLUTIONS

 **liquid transport corp**

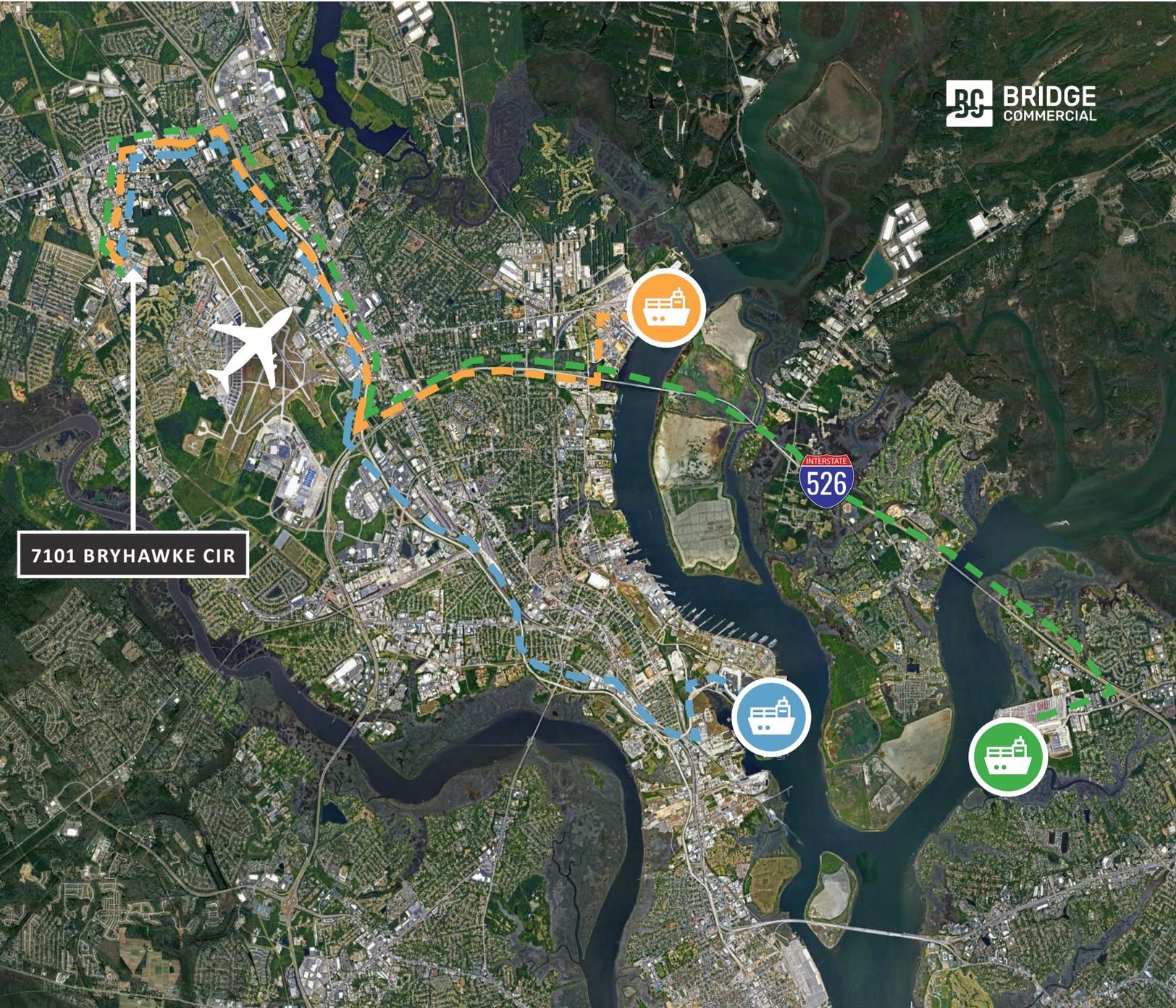
GROSS COUNTRY RD



 **CHARLESTON
INTERNATIONAL AIRPORT**

7101 BRYHAWKE CIR

 **BRIDGE
COMMERCIAL**



DISTANCE MAP

7101 Bryhawke is positioned with superior access to I-26, I-526 & the Port of Charleston.

	N. Charleston Terminal	9.6 Miles	Interstate 26	3.2 Miles
	Hugh Leatherman Terminal	12.7 Miles	Interstate 526	7 Miles
	Wando Welch Terminal	18.4 Miles	Columbia	103 Miles



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HEAVY INDUSTRIAL LAND FOR LEASE

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