

# 9104

AVISON  
YOUNG

ALEX HARVIN HWY  
SUMMERTON, SC  
CLARENDON COUNTY



±140,000 sf industrial  
building for sale

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# Property details

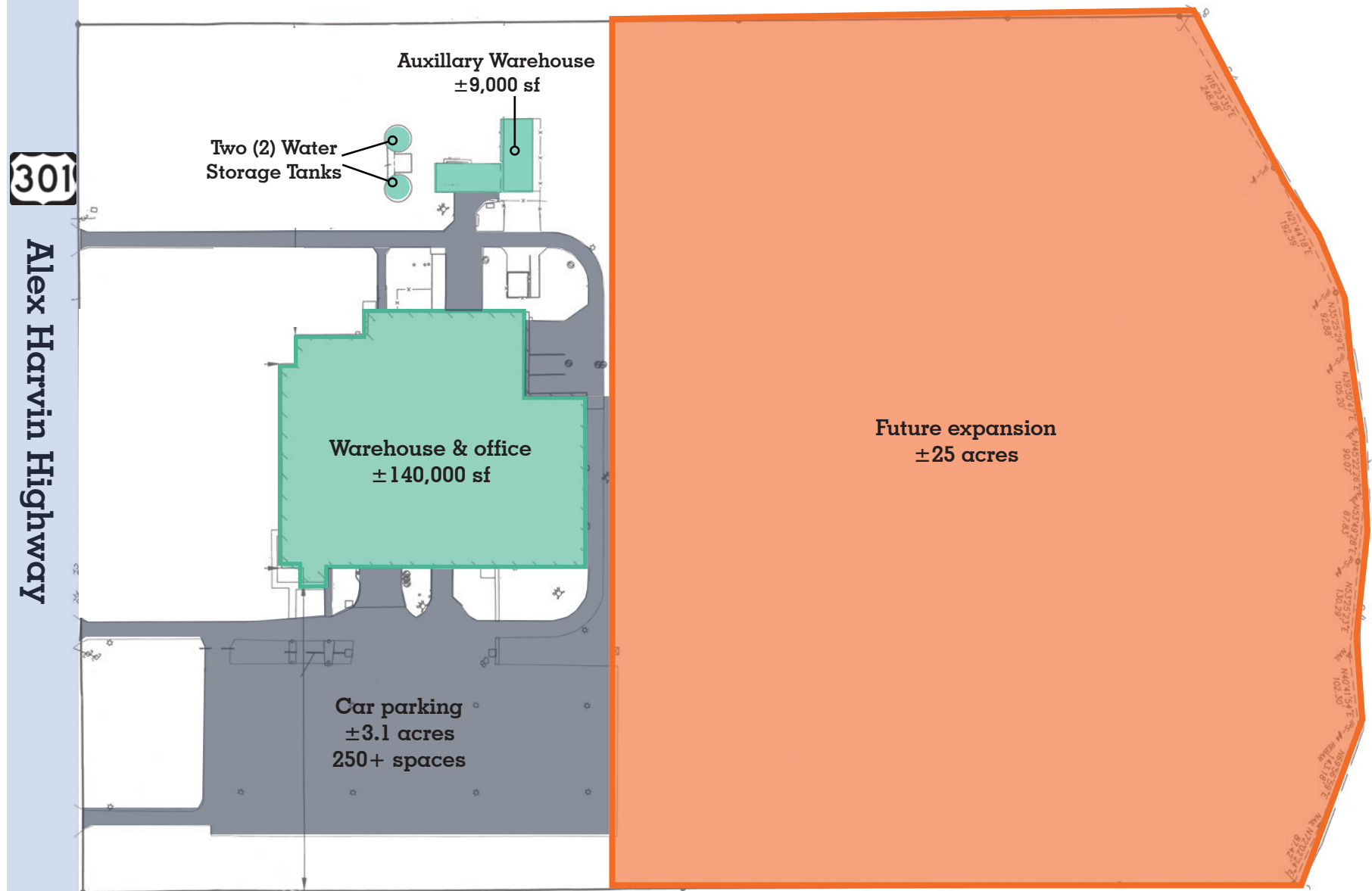
## SALE PRICE

**\$6,300,000**

ADDRESS	9104 Alex Harvin Highway Summerton, SC 29483
COUNTY	Clarendon
TMS	098-00-00-005-00
BUILDING SIZE	±140,000 sf
LOT SIZE	±47.4 acres
YEAR BUILT	1981
YEAR RENOVATED	2017
WAREHOUSE CLEAR HEIGHT	24'5"-27'
COLUMN SPACING	40' x 40'
FLOOR THICKNESS	6"
LIGHTING	High Bay LED
SPRINKLER SYSTEM	ESFR
DOCK-HIGH DOORS	7
DRIVE INS	3
WAREHOUSE HVAC	System in place but needs repair
POWER PROVIDER	Duke Energy
WATER/SEWER	Summerton Public Works
PARKING	250+ spaces
AIR COMPRESSOR	15 HP
PROCESS WATER	Sytem in place but needs repair



# Site plan



# Floorplan

## Production area

- ±16,000 sf
- ±1,800 sf lab included
- Conditioned
- Roof deck 16'
- 12'8" to cross beam
- 11'3" to support beam
- 9'5" clear under duct

## Office area

- ±16,000 sf
- ±2,400 sf breakroom included
- Floors: Carpet
- Drop ceiling
- Walls: Drywall

## Warehouse/Manufacturing

- ±105,600 sf
- Clear height: 26'10" (to roof deck)  
24'5" (to support beam)
- Compressed air
- Processed water/DI water potential
- LED lighting
- 2 dock-high doors
- 4 drive ins
- Heavy power

Column spacing  
40'x40'

## Loading area

- 5 dock-high doors

## Office area

- ±2,400 sf
- Second floor office space overlooking warehouse

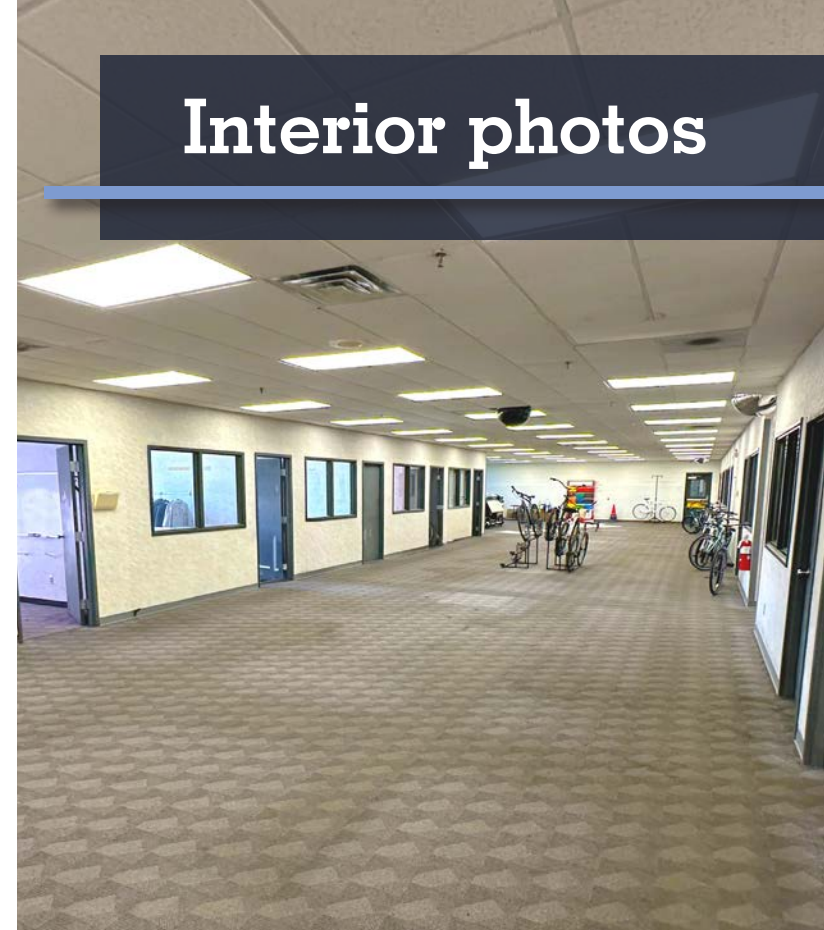


# Exterior photos



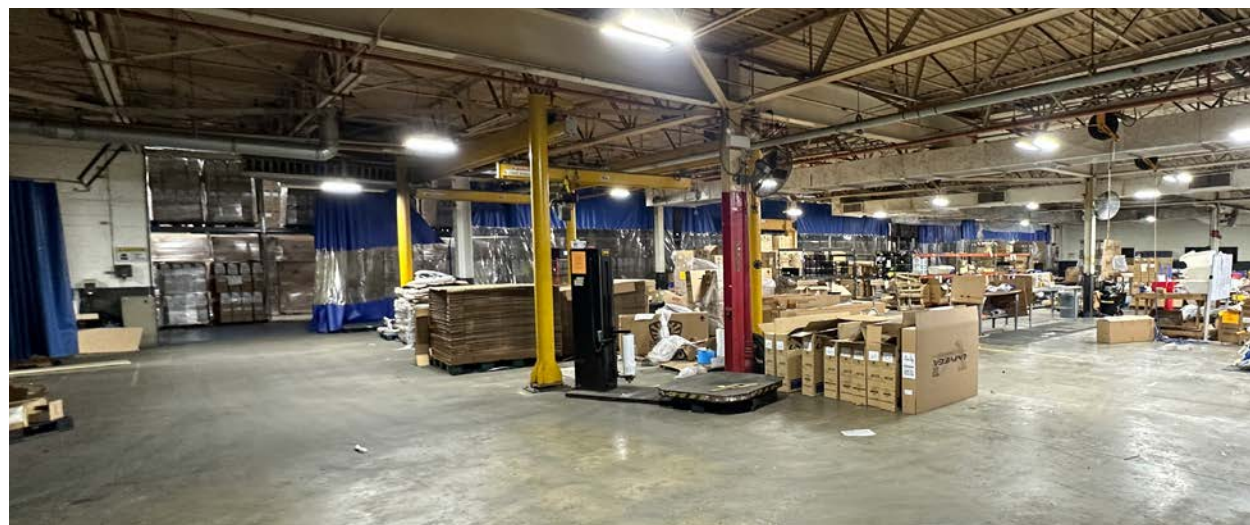
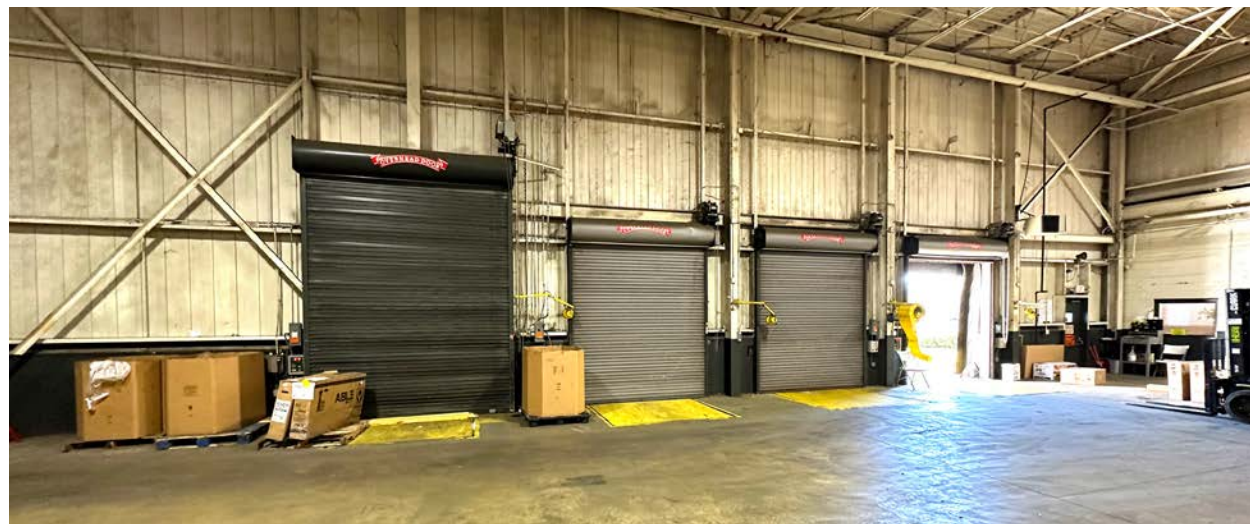
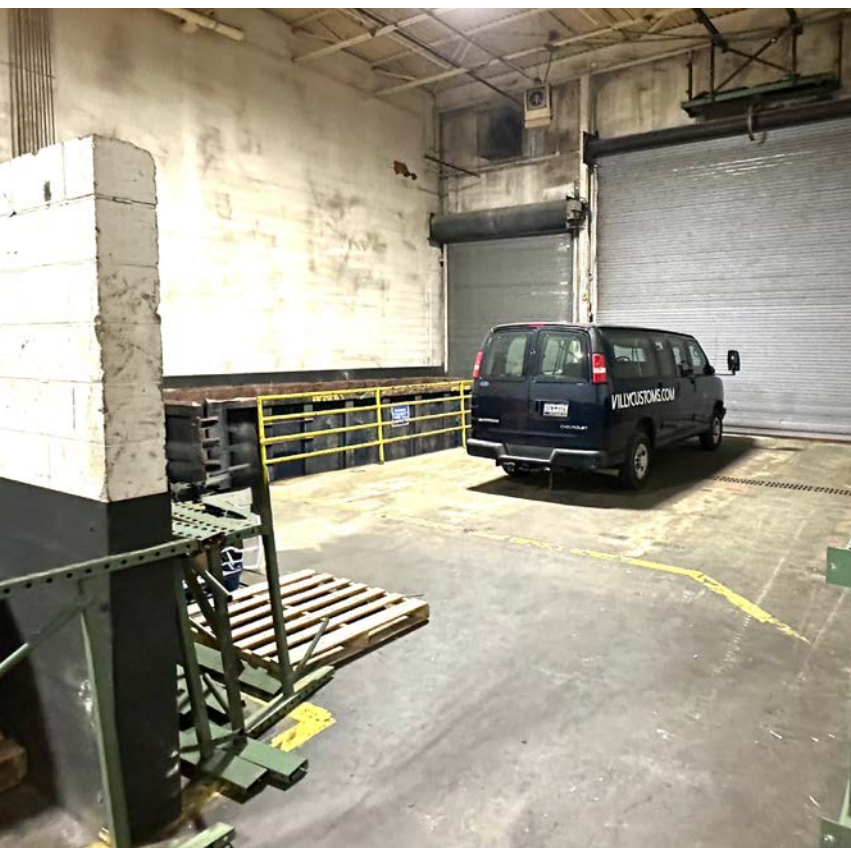


# Interior photos



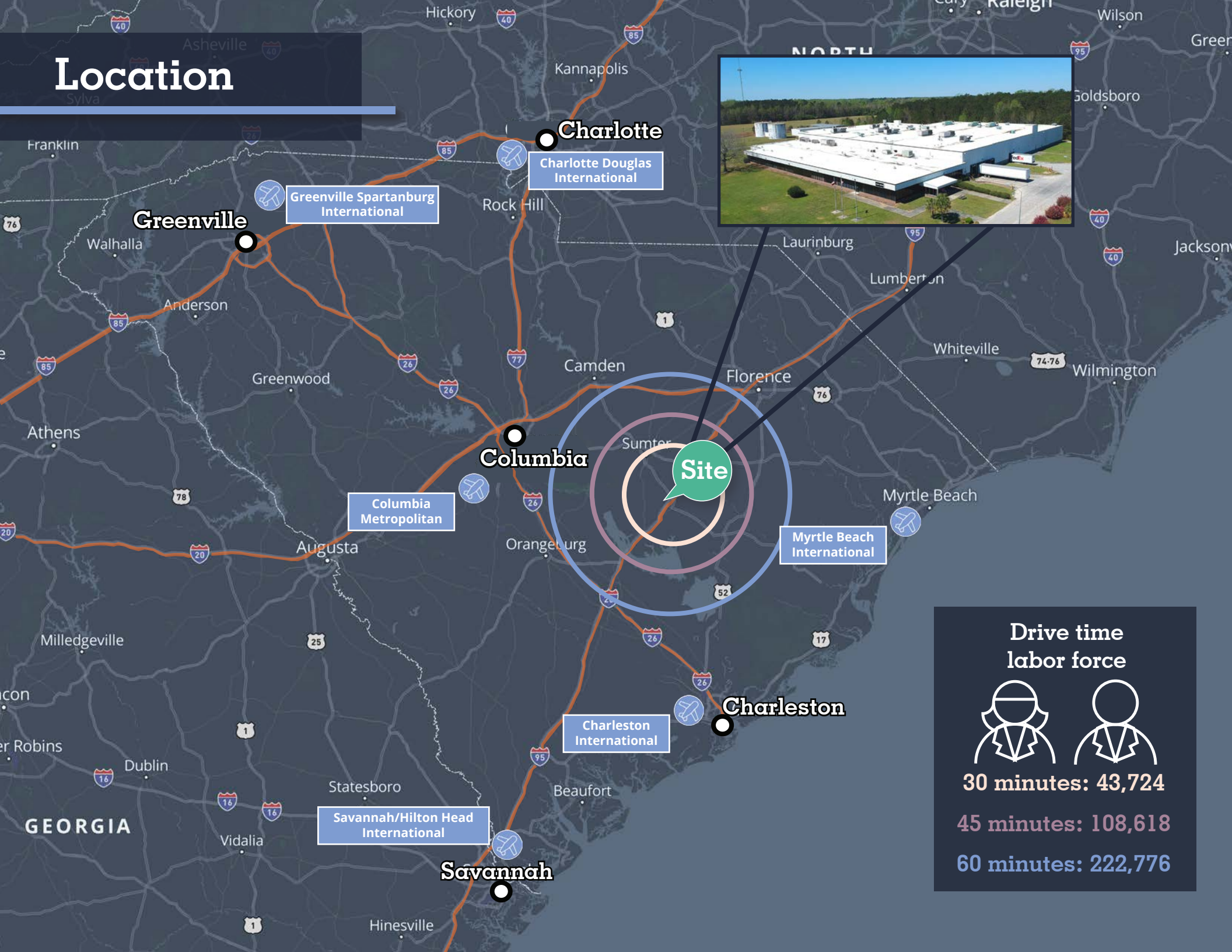


# Warehouse photos





# Location





# 9104

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SUMMERTON, SC  
CLARENDON COUNTY**

**±140,000 SF INDUSTRIAL  
BUILDING FOR SALE**



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[avisonyoung.com](http://avisonyoung.com)

**For more  
information**

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