

INDUSTRIAL LAND IMMEDIATELY FOR LEASE

7101 BRYHAWKE CIRCLE

NORTH CHARLESTON, SC 29418



**BRIDGE
COMMERCIAL**



**INDUSTRIAL PROPERTY
FOR LEASE**

±19 ACRES INDUSTRIAL
LAYDOWN YARD

PROXIMATE TO I-26 VIA
ASHLEY PHOSPATE RD.

SUBDIVISION
AVAILABLE

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PROPERTY DETAILS

SITE ACREAGE: ±19 Acres (divisible)
ADDRESS: 7101 Bryhawke Circle
CITY: North Charleston
ZONING: M-1 Light Industrial
POWER: Dominion Energy South Carolina

SITE CONDITION Cleared/Partially cleared

LOCATION: Close proximity to I-26 between Ashley Phosphate and Dorchester Road

SUBDIVISION

LOT A: ±4.30 Acres
±3,200 SF service facility with six (6) doors, modular office trailer

LOT B: ±5.45 Acres

LOT C: ±3.69 Acres

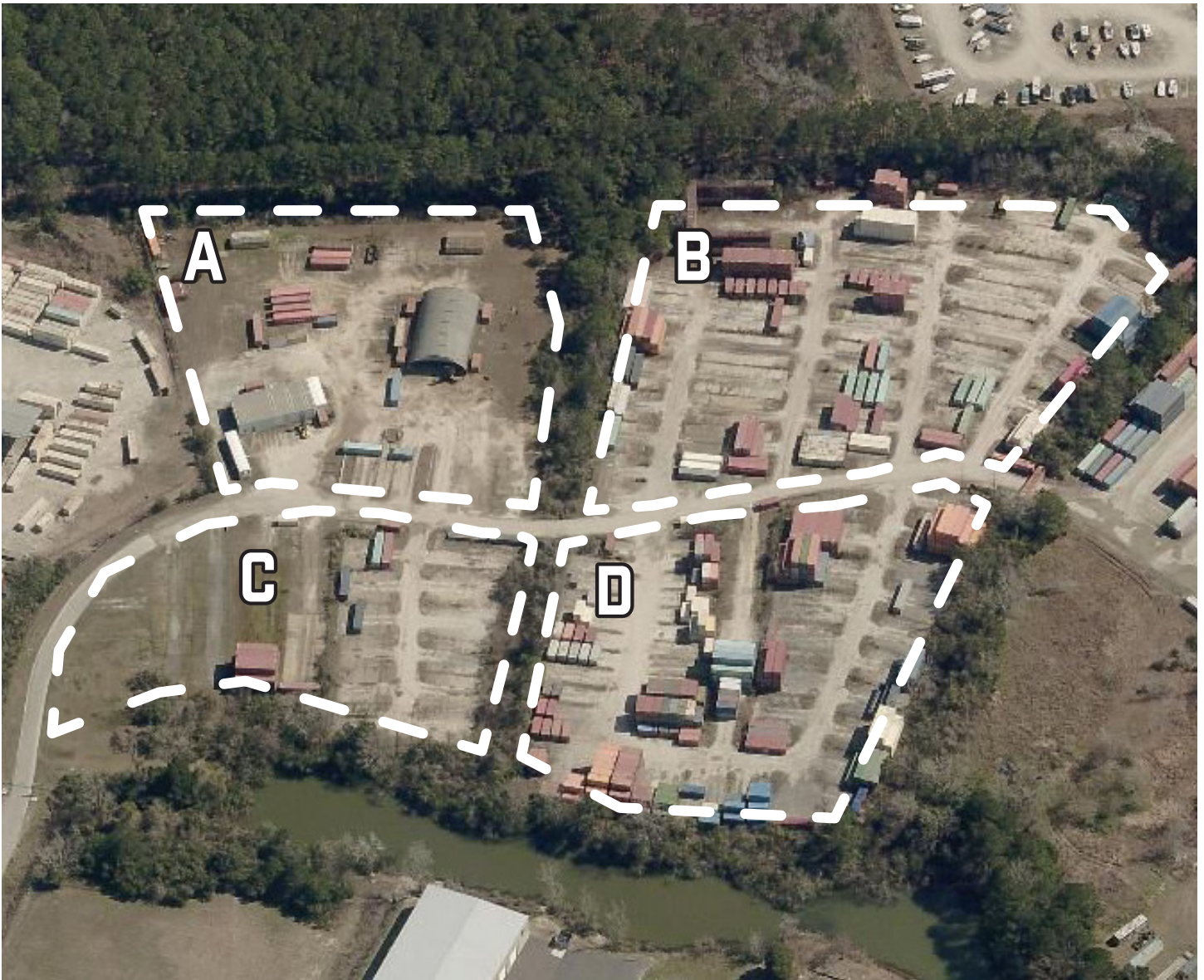
LOT D: ±4.91 Acres



Property Offers Divisibility And Proximity To Major Interstates

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SUBDIVISION BREAKDOWN



LOT A*	±4.30 Acres	\$5,500 per acre per month NNN
LOT B	±5.45 Acres	\$5,000 per acre per month NNN
LOT C	±3.69 Acres	\$5,000 per acre per month NNN
LOT D	±4.91 Acres	\$5,000 per acre per month NNN

**Lot A contains office space, small warehouse and shed exclusively.*

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LOCATION MAP



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LOCATION MAP



**7101 BRYHAWKE
CIRCLE**

DISTANCE TO:	
I-26	3.2 mi
I-526	7 mi
Columbia	103 mi
N. Charleston Terminal	9.6 mi
Hugh Leatherman Terminal	12.7 mi
Wando Welch Terminal	18.4 mi

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