

# FOR LEASE

2,000 SF



7360 CROSS COUNTY RD, NORTH CHARLESTON, SC 29418



7360 Cross County, North Charleston, SC 29418

## PROPERTY DESCRIPTION

2,000 SF flex unit available for lease on Cross County Road. Zoned M-1 Light Industrial, formerly used as a sign shop. Unit 101 has 1,150 SF of warehouse & 850 SF of office space. It includes one 12ft x 12ft drive-in door and LED Lighting throughout. Air conditioning and heat in the office only. The property has direct frontage along Cross County Rd and is in close proximity to I-26. Available March 2026.

## OFFERING

| UNIT | SIZE     | LEASE RATE  | LEASE TYPE     |
|------|----------|-------------|----------------|
| 101  | 2,000 SF | \$15.00 PSF | Modified Gross |



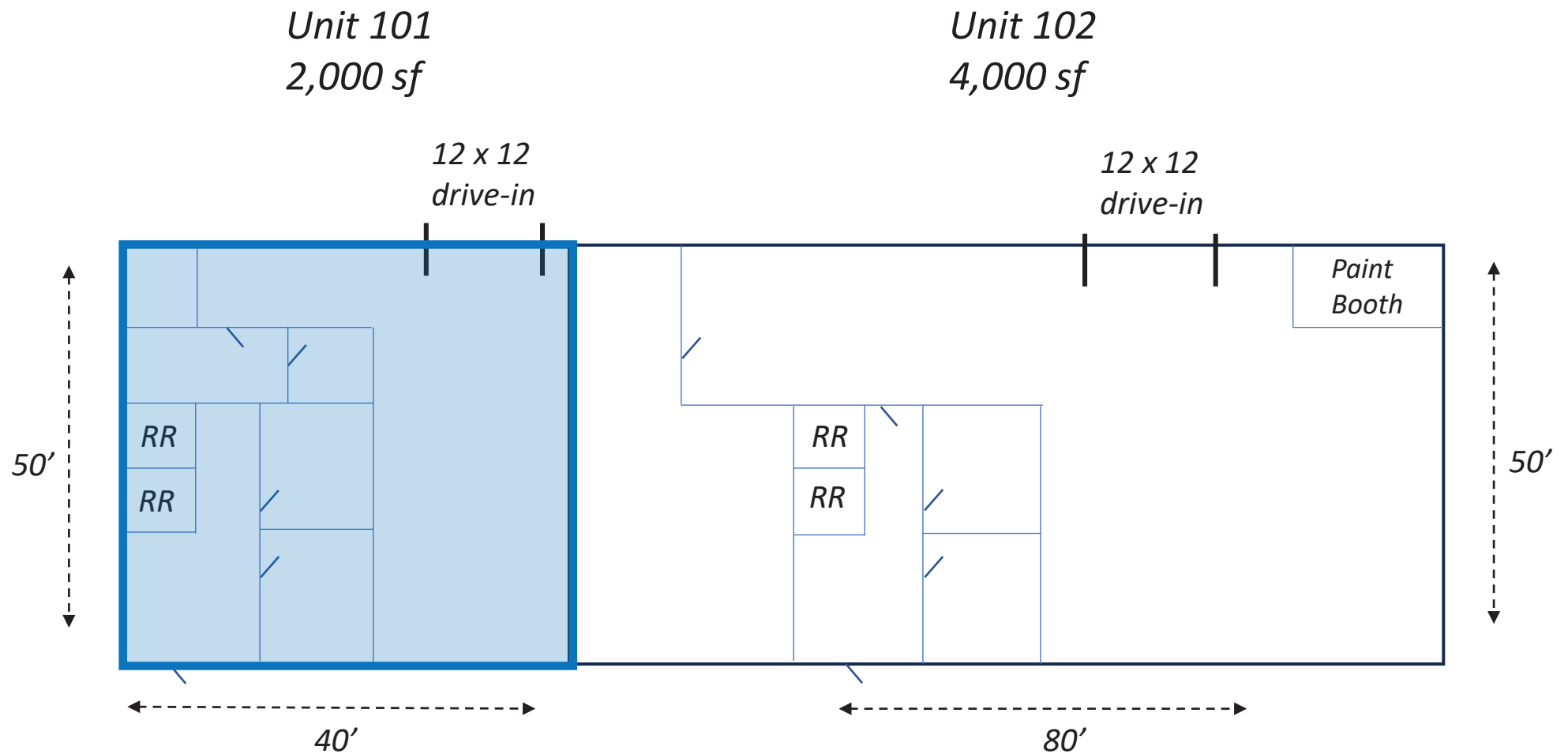
## PROPERTY SPECS

|                     |                       |
|---------------------|-----------------------|
| AVAILABLE SF        | 2,000 SF              |
| OFFICE SF           | 850 SF                |
| WAREHOUSE SF        | 1,150 SF              |
| BUILDING SIZE (GLA) | 8,000 SF              |
| TAX ID/APN          | 397-00-00-046         |
| ZONING              | M1 - Light Industrial |
| COUNTY              | Charleston            |
| DRIVE IN DOORS      | (1) 12' x 12'         |
| POWER               | Single Phase          |
| AIR CONDITIONING    | Office Only           |
| HEATING             | Office Only           |
| CLEAR HEIGHT        | 14'                   |
| EAVE HEIGHT         | 13'                   |
| LIGHTING TYPE       | LED                   |
| YEAR BUILT          | 1975                  |
| SEWER               | Public                |
| WATER               | Public                |
| PARKING             | 6+                    |



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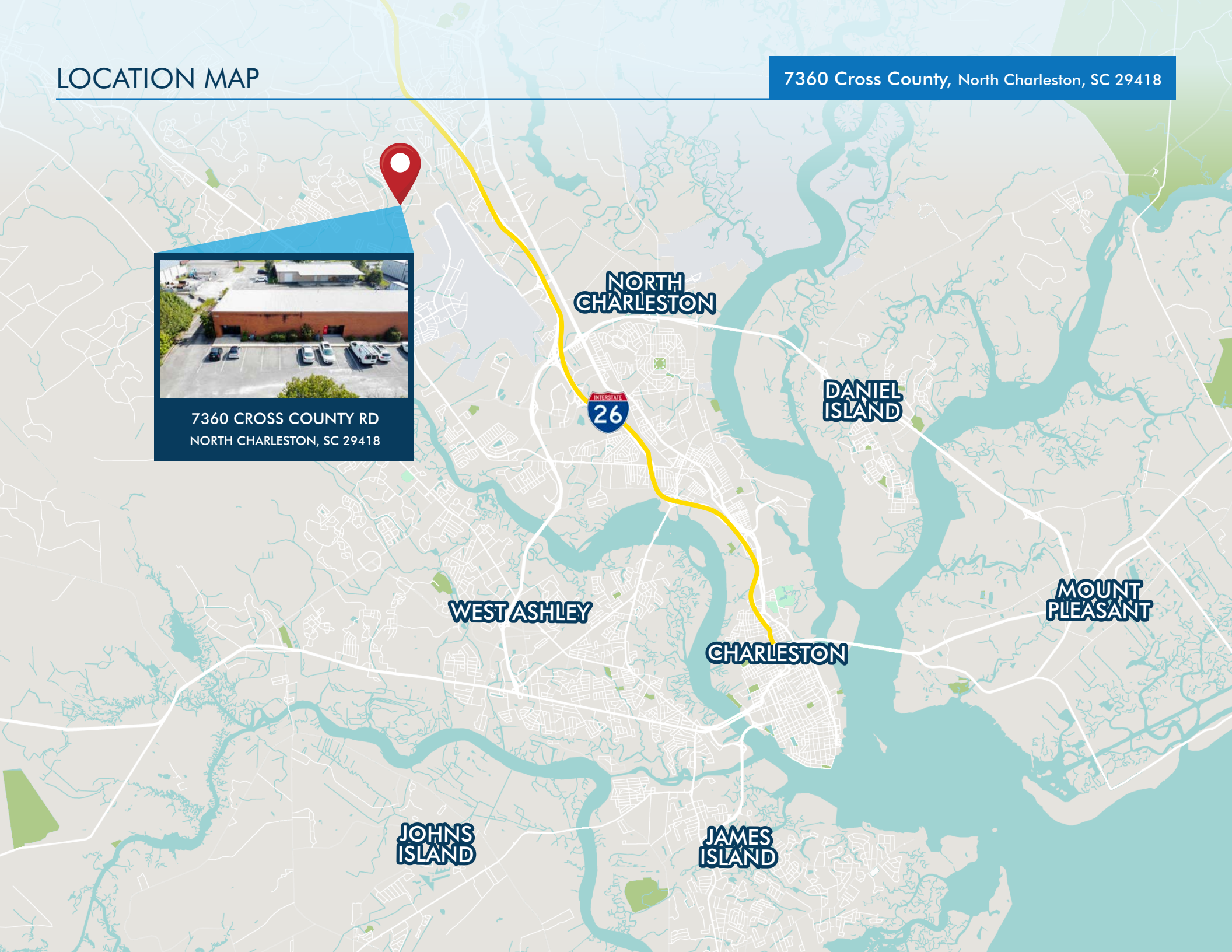


## LOCATION MAP

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NORTH CHARLESTON, SC 29418





## CONTACTS:

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