

# FOR LEASE

1,500 SF FLEX UNIT



2235 TECHNICAL PKWY, NORTH CHARLESTON, SC 29406

**Harbor**  
COMMERCIAL PARTNERS

2235 Technical Pkwy, North Charleston, SC 29406

## PROPERTY DESCRIPTION

1,500 SF office/warehouse space available for lease. The 1,000 SF office space includes multiple private offices, a kitchenette, and a restroom. The 500 SF warehouse space offers ample storage space and an 8' x 10' drive in door. There is shared parking in the front and rear of the building. Heating and A/C in office, and LED lighting throughout. Zoned Light Industrial. Lease rate is \$20 PSF modified gross.

## OFFERING

SUITE	SIZE	LEASE RATE	LEASE TYPE
G	1,500 SF	\$20.00 PSF	Modified Gross



## PROPERTY SPECS

AVAILABLE SF	1,500 SF
OFFICE SF	550 SF
WAREHOUSE SF	1,000 SF
TAX ID/APN	475-03-00-041
ZONING	M1 - Light Industrial
COUNTY	Charleston
DRIVE IN DOORS	(1) 8' x 10'
POWER	Single Phase
AIR CONDITIONING	Office Only
HEATING	Office Only
CLEAR HEIGHT	12'
CENTER HEIGHT	12'
EAVE HEIGHT	11.5'
LIGHTING TYPE	LED
YEAR BUILT	1986
SEWER	Public
WATER	Public
PARKING	4+

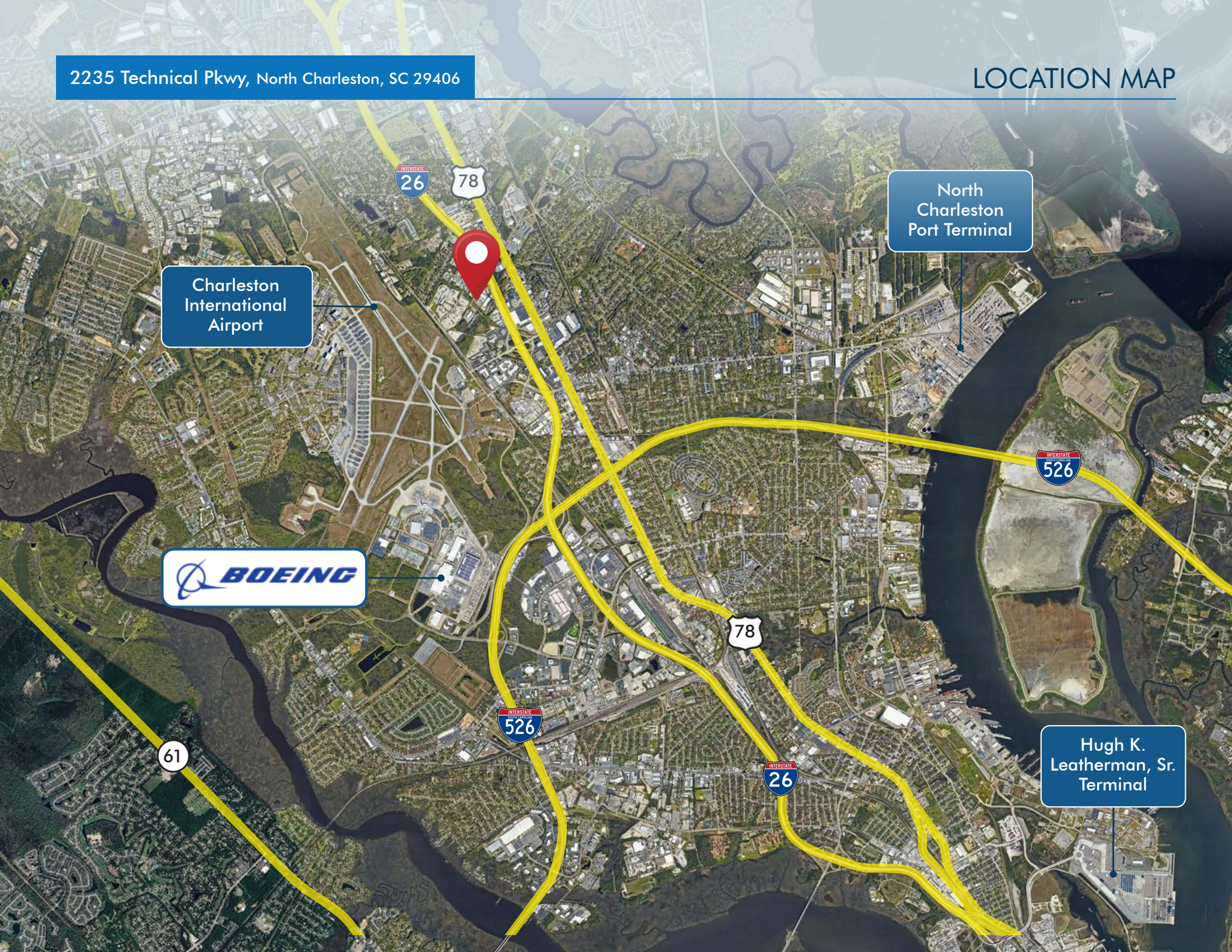


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# LOCATION MAP



Charleston International Airport



North Charleston Port Terminal

Hugh K. Leatherman, Sr. Terminal



## CONTACTS:

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