FOR LEASE

8,612 SF OFFICE/RETAIL SPACE WITH 6,750 SF OPEN SHOWROOM



404 JESSEN LANE, CHARLESTON, SC 29492

Harbor
COMMERCIAL PARTNERS

404 JESSEN LN, CHARLESTON, SC 29492

PROPERTY HIGHLIGHTS

- 8,612 SF available with 6,750 sf of open showroom
- One roll-up door
- Sprinkler system
- Suitable for office/retail space
- Located on the corner of Clements Ferry Rd & Jessen Ln

THE OFFERING

SIZE	LEASE RATE	NNN	AVAILABLE DATE
8,612 SF	$18 PSF NNN	$3.02 PSF	June 1, 2027

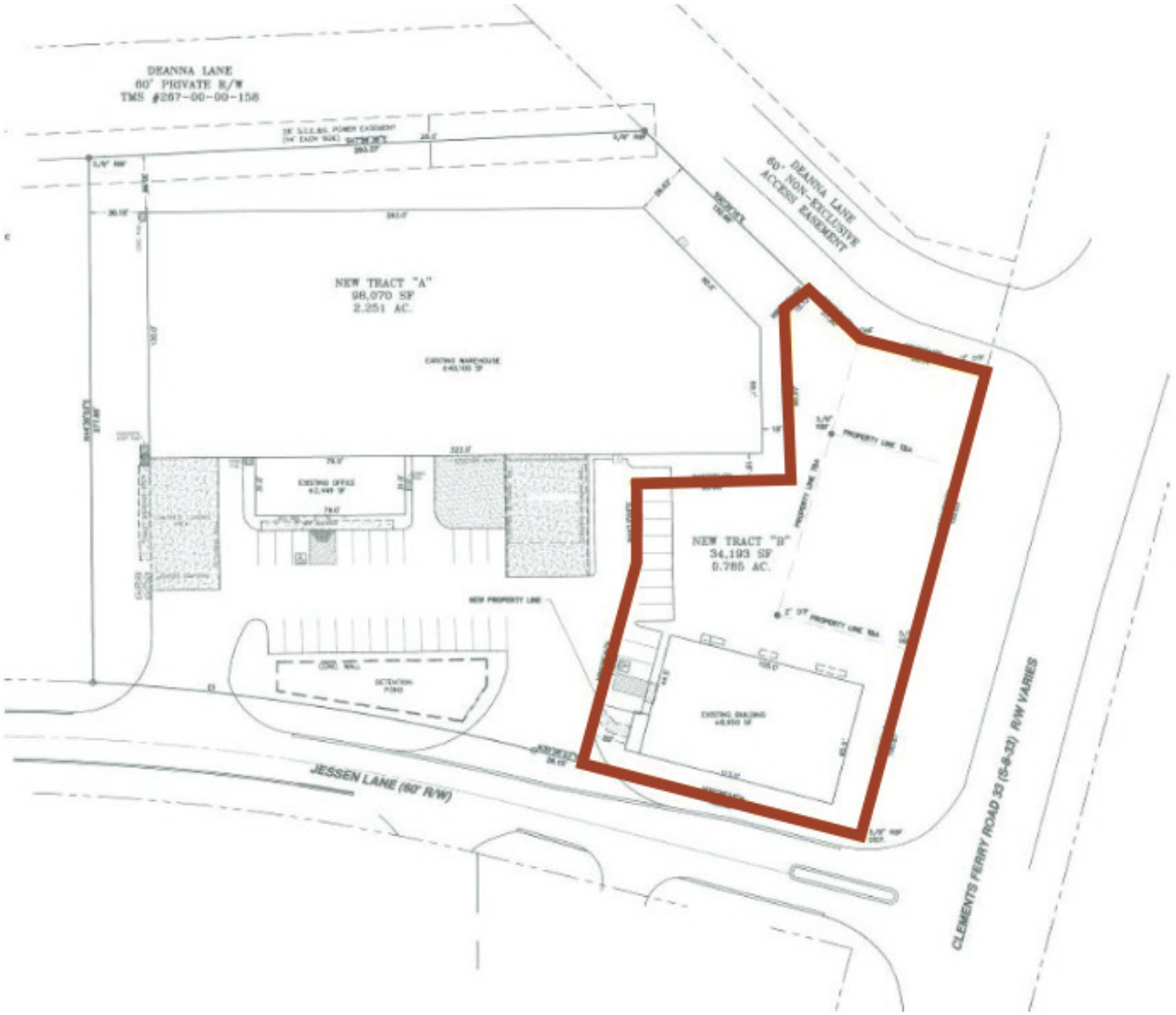


PROPERTY SPECS

TAX ID/APN	271-00-02-102
COUNTY	Berkeley
BUILDING SIZE	8,612 SF
YEAR BUILT	2006
ZONING	General Commercial
PARKING	25 Paved Spaces
CENTER HEIGHT	31’
TRAFFIC COUNT	29,049 VPD

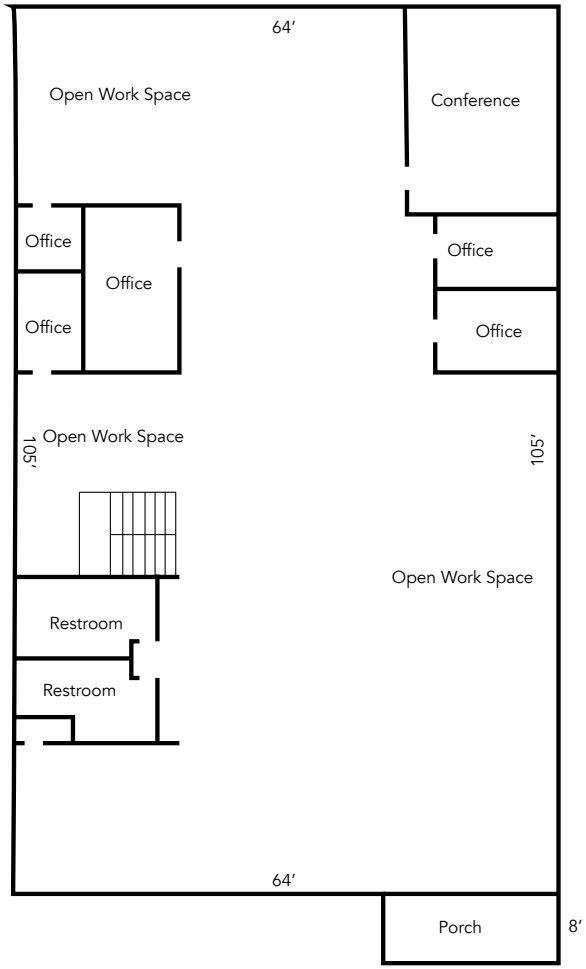
SITE PLAN

404 JESSEN LN, CHARLESTON, SC 29492

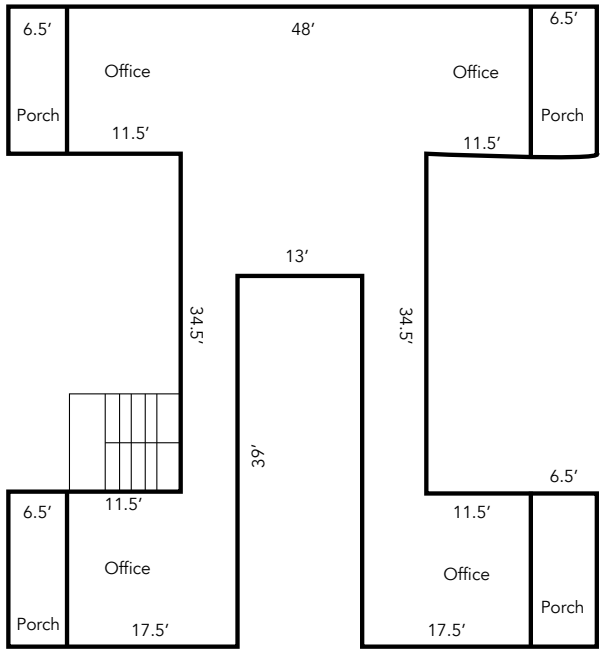


FLOOR PLANS

FIRST FLOOR



SECOND FLOOR







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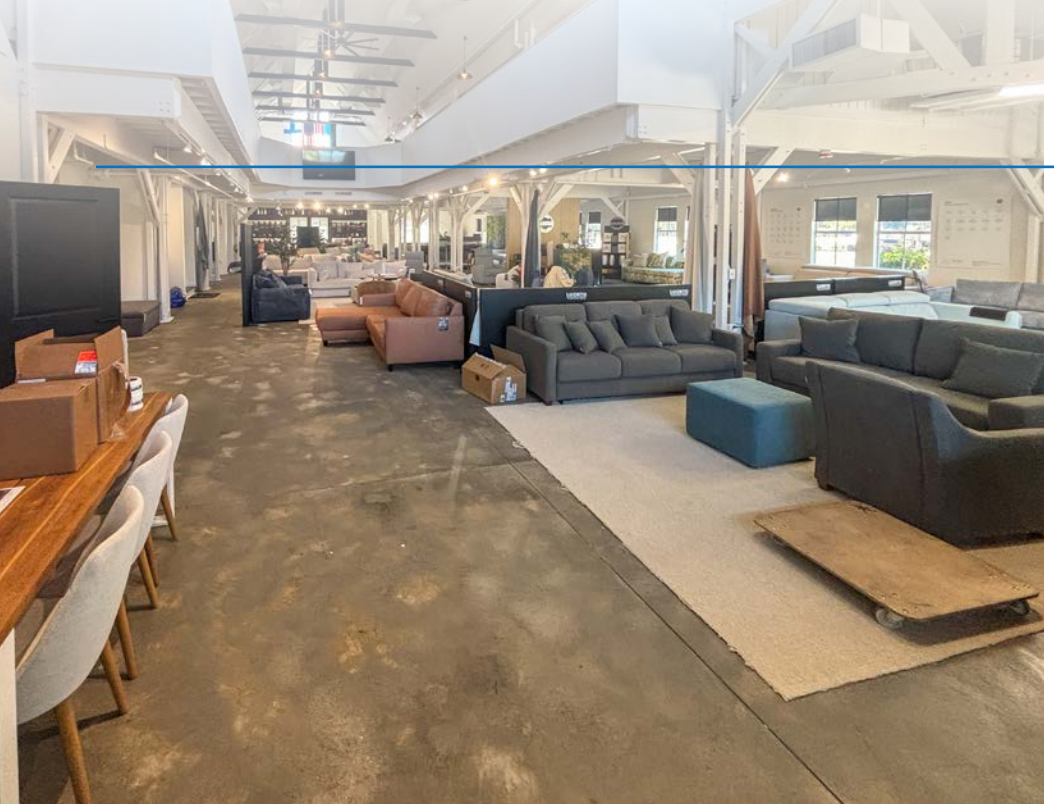



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LOCATION MAP

404 JESSEN LN, CHARLESTON, SC 29492



404 JESSEN LN
CHARLESTON, SC 29492

NORTH CHARLESTON

DANIEL ISLAND

WEST ASHLEY

DOWNTOWN CHARLESTON

MOUNT PLEASANT

JOHNS ISLAND

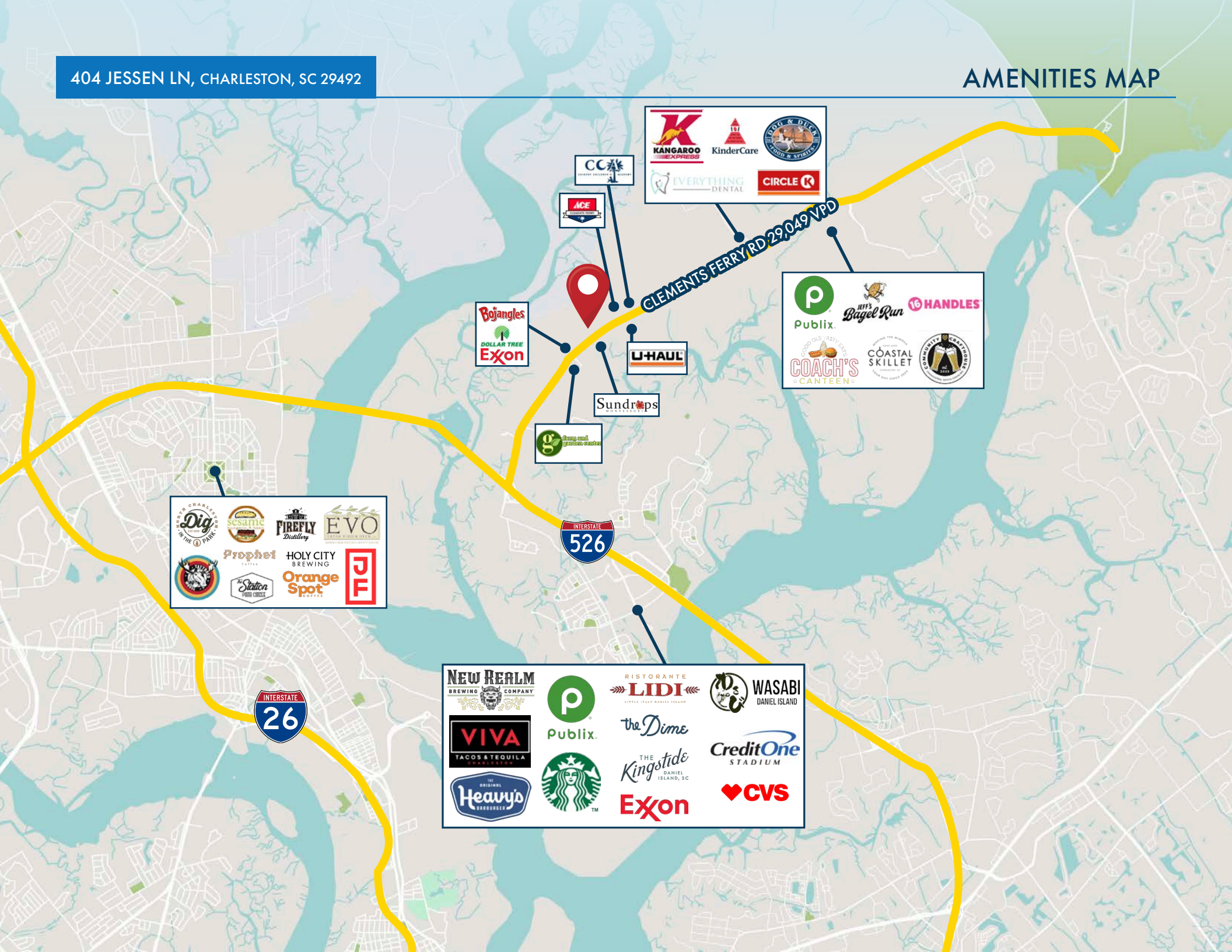
INTERSTATE 526

INTERSTATE 26

17

404 JESSEN LN, CHARLESTON, SC 29492

AMENITIES MAP



DEMOGRAPHICS

404 JESSEN LN, CHARLESTON, SC 29492

	One mile	Three mile	Five mile
POPULATION	2,227	13,494	55,386
TOTAL BUSINESSES	211	865	2,400
MEDIAN AGE	35.9	40.0	38.5
MEDIAN HOUSEHOLD INCOME	$89,540	$123,237	$89,001



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