

FOR SALE



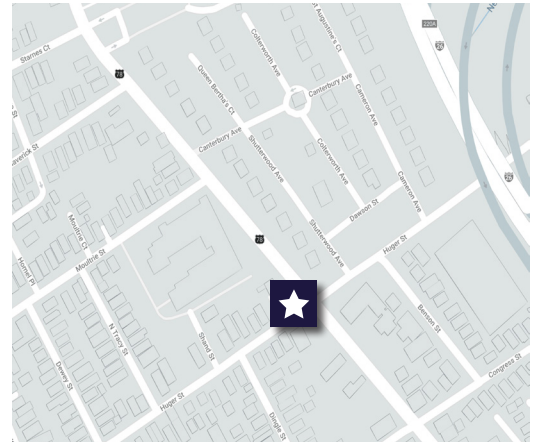
737 KING STREET
DOWNTOWN CHARLESTON, SC



0.25 ACRES

Property Highlights

Excellent corner location, with two points of entry on a major thoroughfare and intersection in the core Charleston Business District. North King and Huger Street is surrounded by redevelopments including retail, multi-family and office. The property is ideal for mixed use retail, self-storage or office. Zoned General Commercial. The site is approximately .25 AC and is included in the City of Charleston Opportunity Zone. The existing building is 601 SF.



BUILDING SF	601 SF
LAND SF	10,706 SF
YEAR BUILT	2003
PARKING	10 Spaces
TRAFFIC COUNTS	9,601 VPD

SIGNAGE TYPE	TBD
1-MILE (POP)	26,384
3-MILE (POP)	55,148
MED. INCOME	\$70,842
SPACE USE	Retail



LEGAL INFORMATION

TAX PARCEL ID	460-03-02-160
2023 RE TAXES	\$8,673.00
ZONING	Commercial

737 KING STREET MARKET INFORMATION

- Excellent location at the Intersection of King and Huger Street.
- Median Income \$71,000 with a population of 50,500 within 3 miles.
- Major employers are MUSC, State and Local Govt and Business Service-related companies.
- On major transit bus lines and in a walking district.
- Upper Peninsula District

RESTRICTIONS

Property will be restricted against uses competitive with convenience stores

OFFERING PROCESS

Seller will consider the submission of an offer using Seller's Letter of Intent form, which will be provided to qualified buyers. Interested parties should submit an LOI on terms where the Buyer agrees to complete a purchase of the property on the Seller's Real Estate Sales Agreement. All offers must be received by Exclusive Agent, Cushman & Wakefield. Contact information is below:

CONTACT INFORMATION

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