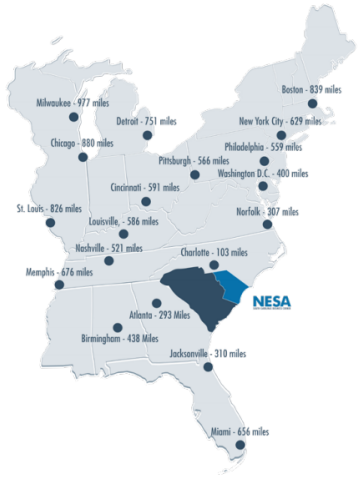
77 Commerce

77 Commerce Dr.
Kingstree, SC 29556
Latitude and Longitude: 33.721482, -79.811254



Brokerage Details

Sale Price: $4,500,000
Sale Price Per Square Foot: $92/SF
Property Owner: -
Lease Price Per Square Foot: $5/SF NNN

Building Information

Total Area (Sq. Ft.): 48,884
Year Built: 2004
Construction Status: Existing
Roof: TPO
Clear Height Range: 30' - 32'
Wall Material: Metal
Column Spacing: 40' x 50'
Primary Lighting Type: LED
Tenancy: Single Tenant
Number of Drive-in Doors: 1
Number of Dock Doors: 2
Truck Loading: 2
Sprinkler Type: Wet
Heated Area: 100%
Air Conditioned Area: 100%
Slab Thickness: 6"
Sq. Ft. of Office Space: 2,200
Approx. Number of Parking Spaces: 10

Site Information

Total Acres: 9.62
Maximum Contiguous Acreage: 50
Zoning: None Present
Surrounding Land Use - North: Light Industrial
Surrounding Land Use - South: Light Industrial
Surrounding Land Use - East: Light Industrial
Surrounding Land Use - West: Forestry/Undeveloped
Site Condition: partially-cleared
Due Diligence Performed: None

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Utility Information

Type of Electric: Transmission:

Distance to Nearest Gas Line: On Site

Water Provider: Town of Kingstree

Wastewater Line Diameter: 8"

Primary Electric Provider: Santee Electric Cooperative, Inc.

Telecommunications Provider: Farmers Telephone Cooperative

Wastewater Provider: Town of Kingstree

Voltage: 480/277

Natural Gas Provider: Dominion Energy

Water Main Diameter: 8"

Distance to Water Main: On Site

Wastewater Type: Gravity

Proximity Information

Nearest Airport: Florence Regional Airport (35 miles)

Nearest Interstate: I-95 (29 miles)

Nearest Port: Port of Charleston (76 miles)

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