



FOR SALE

1330 College Park Rd, Summerville, SC 29486

4,946 SF SHOWROOM / 10,310 SF WAREHOUSE = 15,256SF



Chris Koepenick, CCIM
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4,946 SF SHOWROOM
10,310 SF WAREHOUSE] = 15,256SF

PRICE: \$4,424,000.00

BUILDING:

YEAR BUILT: 2010

BUILDING SIZE: 4946 SF SHOWROOM
/ 10,310SF WAREHOUSE = 15256 SF

WAREHOUSE: CLEARSPAN

LOADING DOCK: DOUBLE SIDED COVERED LOADING DOCK

ROLL UP DOOR: ONE (1) 12'X12'

FULLY SPRINKLED: YES

ELECTRICAL: 400 AMP SERVICE @ 120/240V-10-3W

CONCRETE SLAB: 6" IN WAREHOUSE AND 4" IN SHOWROOM

EAVE HEIGHT: 24'

LOT SIZE: 1.72

PARKING: 20 SPACES

ZONING: GENERAL COMMERCIAL
IN BERKELEY COUNTY

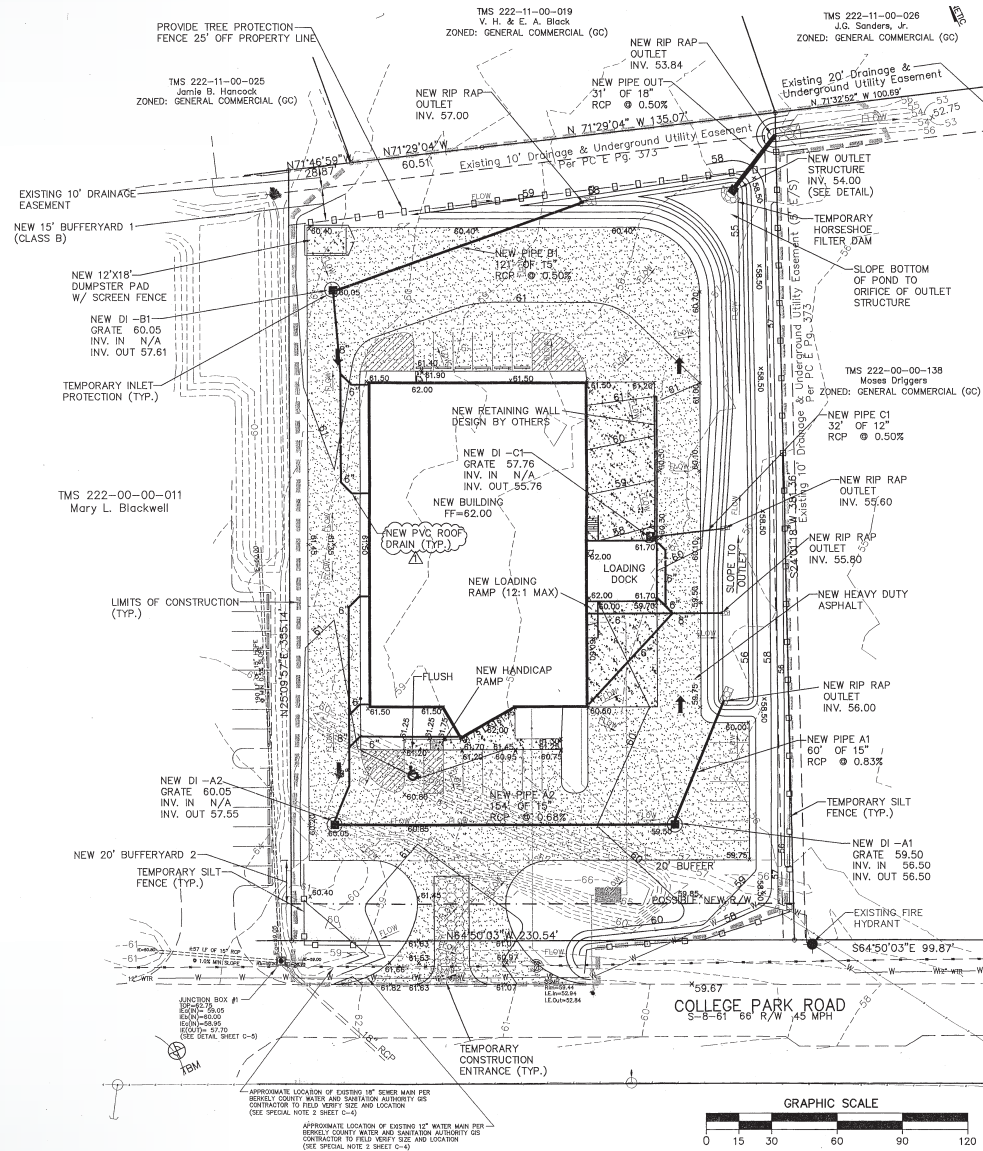
CONSTRUCTION TYPE: STEEL FRAME METAL WITH
SPLIT FACE BLOCK FAÇADE

RECENT IMPROVEMENTS: PARKING LOT RESEALED AND STRIPED.
INTERIOR LIGHTING UPGRADED TO LED

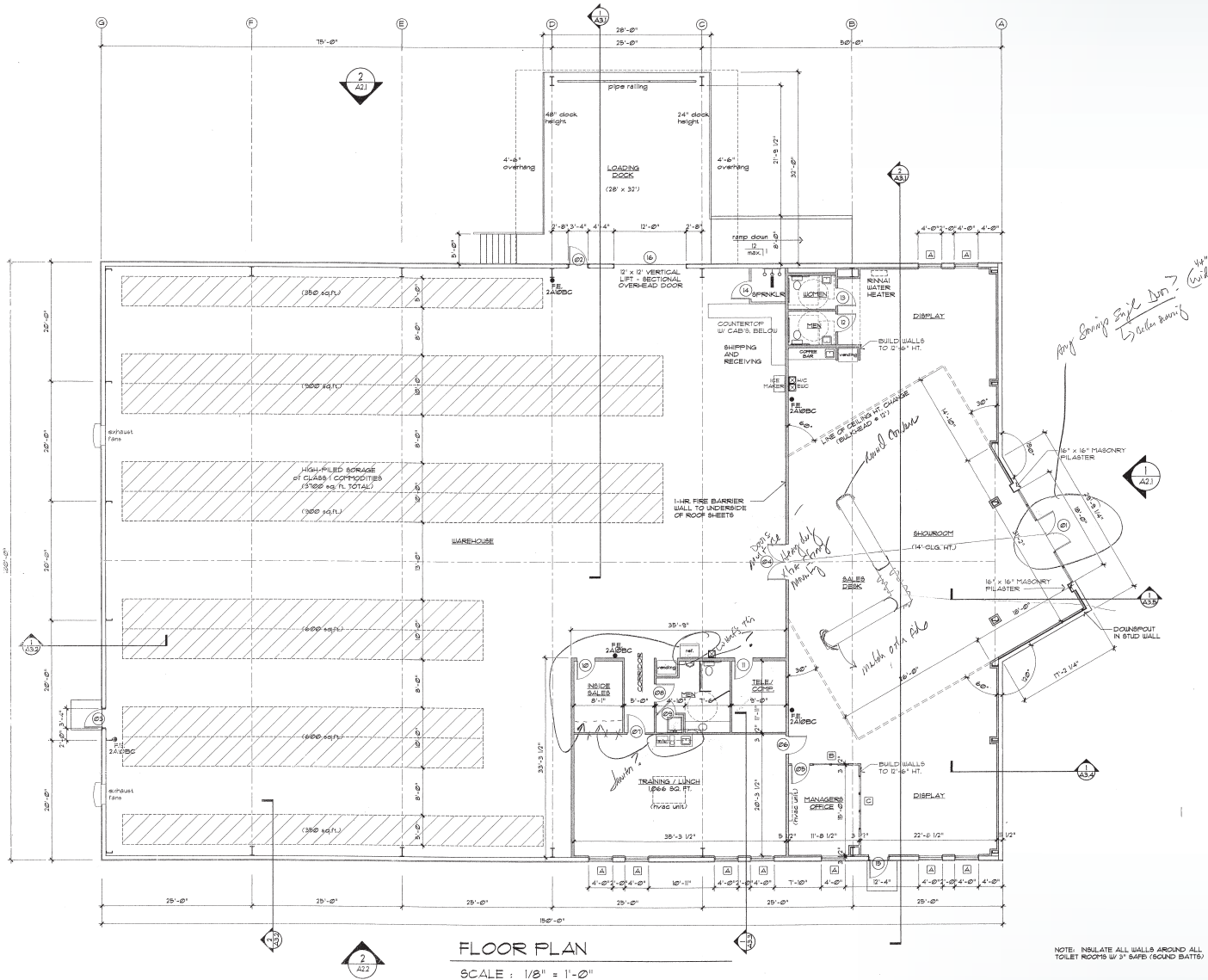
AVAILABLE DATE: MAY 1, 2025



SITE PLAN



FLOOR PLAN



FLOOR PLAN

SCALE : 1/8" = 1'-0"

BUILDING SQUARE FOOTAGE:	
GROUP M	SHOWROOM / OFFICE - 4,946 SF
GROUP S-2	WAREHOUSE SPACE - 10,310 SF
(TYPE 2B)	TOTAL BUILDING SQ. FT. - 15,256 SF
	TOTAL SQ. FT. STORAGE OF CLASS 1 COMMODITIES - 8,756 SF

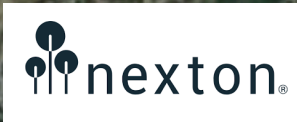
SPRINKLER NOTE:
ALL NEW CONSTRUCTION SHALL BE EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM INSTALLED THROUGHOUT PER IBC 903.3.1 AND NFPA 13

NOTE: INSULATE ALL WALLS AROUND ALL TOILET ROOMS W/ 2" BARS (GOND BATT)

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▶▶▶ EASILY ACCESSIBLE TO INTERSTATE 26



N-MAIN ST



★ 1330 COLLEGE PARK RD



COLLEGE PARK RD



N-MAIN ST



EXIT 199



SANGAREE PKWY

BRIGHTON PARK BLVD



CONTACT

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