

FLEX INDUSTRIAL FOR LEASE

7640 Southrail Road | North Charleston, SC



**COLDWELL BANKER
COMMERCIAL**
ATLANTIC



OFFERING SUMMARY

Lease Rate: \$16 PSF

Total Available: 6,400 SF
4,000 SF (First Floor)
800 SF (Office)
1,600 SF (Mezzanine)

Lease Type: NNN

County: Charleston County

Zoning: M1 - Light Industrial

Acres: 3 Acres

PROPERTY OVERVIEW

- Three roll-up doors, Two 14 feet and One 16 feet
- 20 foot ceiling height
- Two auto lifts and a one ton crane
- Laydown yard available
- Ample parking available



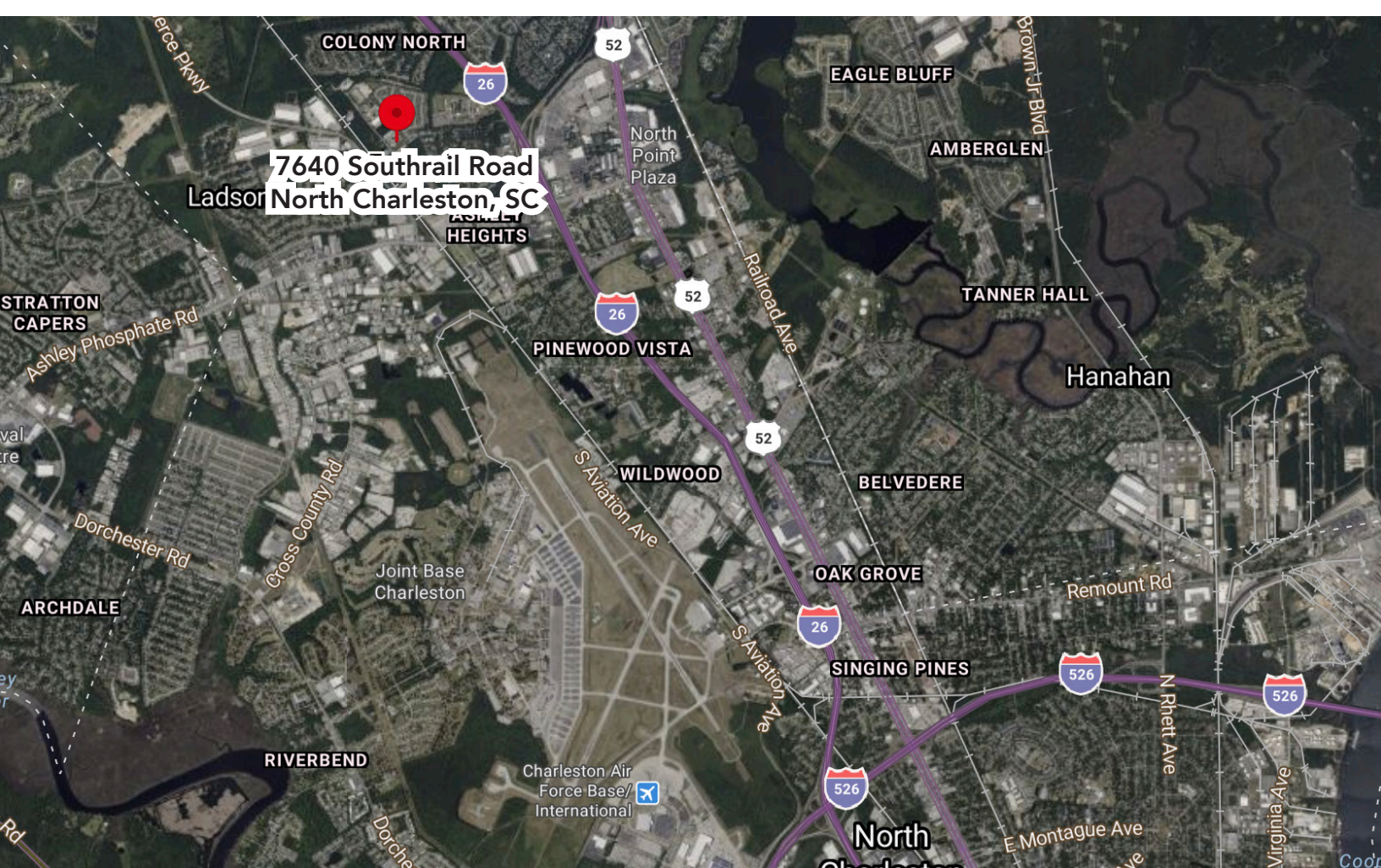
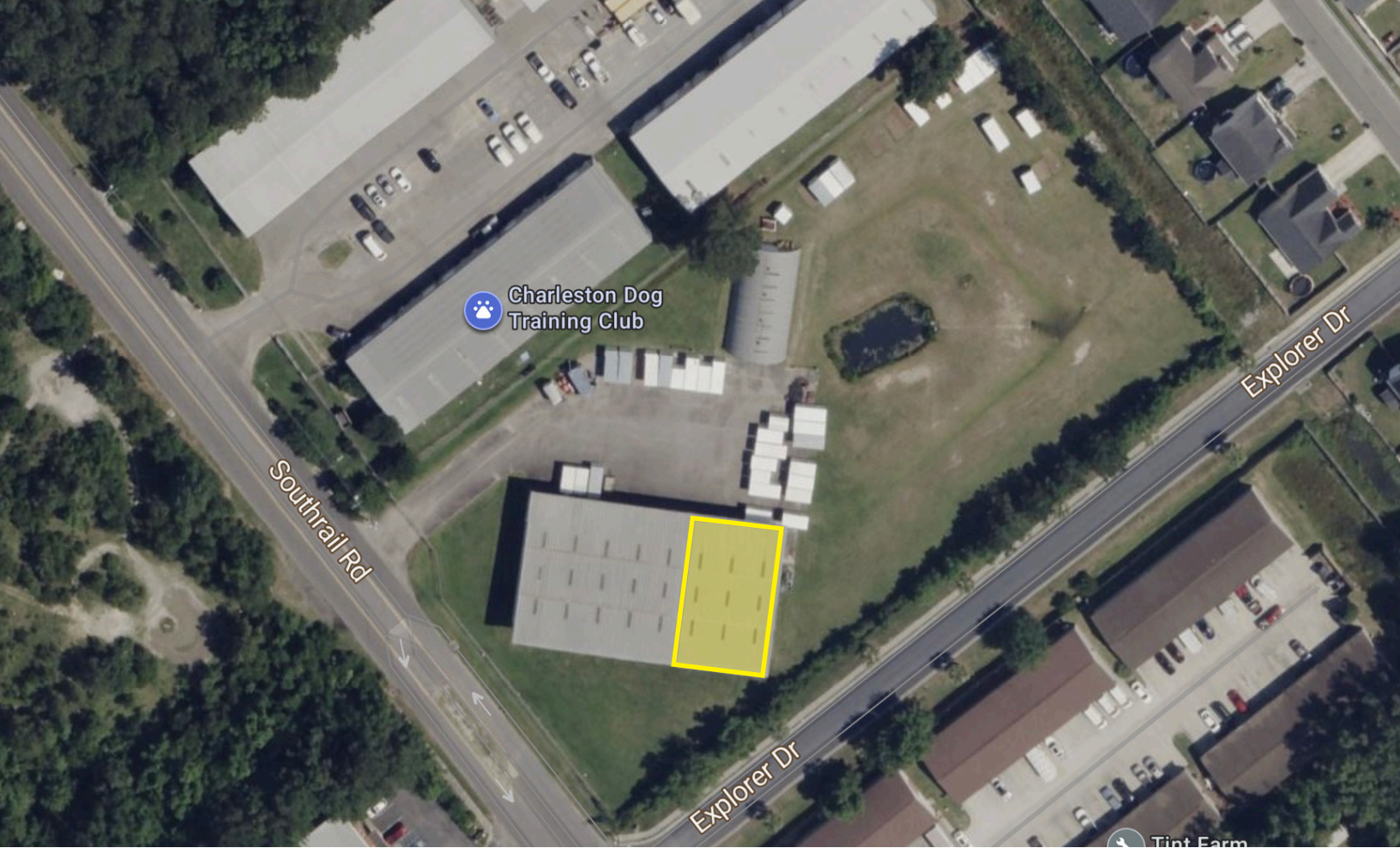
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FLOOR PLAN





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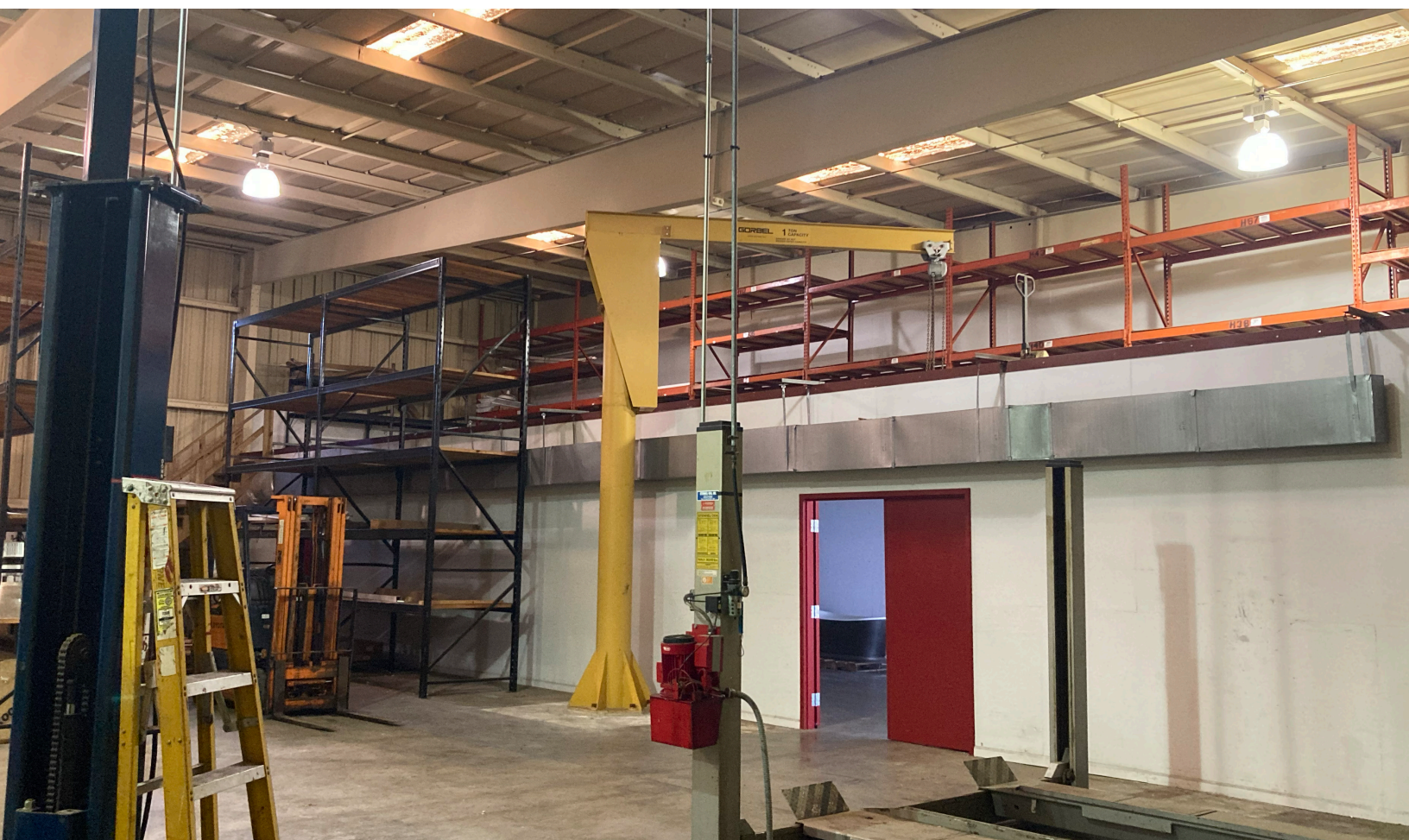
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