

AVAILABLE - FOR LEASE | SALE

1810 PAULETTE DRIVE    JOHNS ISLAND, SC 29455

FREESTANDING FLEX



Nearby Retailers



LOCATION

OFFERED BY



(843) 856-4600  
www.belklucy.com

Kevin Shields  
kevin.shields@belklucy.com  
(843) 936-1715 — direct office  
(843) 593-7119 — mobile



## PROPERTY INFORMATION

## PROPERTY DESCRIPTION

Belk | Lucy is pleased to present the exclusive listing for 1810 Paulette Drive. Situated in the heart of Johns Island, this property is located off Maybank Highway between River Road and Bohicket Road. The 5,880 sf freestanding flex building has four garage doors, ample warehouse space, several private office and a spacious breakroom.

## AREA DESCRIPTION

Johns Island is South Carolina's largest island and is situated to the southwest of Charleston proper. Bordered by the islands of James, Kiawah, Wadmalaw, Seabrook, Edisto, and Folly Beach, this Charleston county town is home to over 21,500 permanent residents. Known for its unspoiled natural beauty and rich farming history, people flock to this charming lowcountry town for its tranquility, outdoor activities, and close proximity to downtown Charleston. This dynamic community has become one of the fastest-growing Charleston municipalities in recent years, with an abundance of new residential communities being built that take advantage of its picturesque setting.



## TERMS AND CONDITIONS

Size	5,880 sf
Lease Rate	\$16.50/sf NNN
Sale Price	\$1,999,000
CAM, Taxes & Ins. (est)	\$3.56/sf

## DEMOGRAPHICS (5-MILE)

Population	32,771
Households	14,226
Avg. HH Income	\$149,940

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INTERIOR PHOTOS



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