FREESTANDING FLEX

Nearby Retailers

CABANA BURGERS & SHAKES

FOOD LION

Wild Olive CUCINA ITALIANA

LOST ISLE

THE ROYAL TERN

LOCATION

OFFERED BY

belk lucy

(843) 856-4600
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Kevin Shields
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PROPERTY INFORMATION

PROPERTY DESCRIPTION

Belk | Lucy is pleased to present the exclusive listing for 3600 J Henry Cut. Situated in the heart of Johns Island, this property is located off Maybank Highway between River Road and Main Road. The 5,000sf freestanding building is in move-in ready condition featuring a highly functional flex layout and quality finishes throughout. This is an excellent opportunity for numerous retail or office users looking to serve the Johns Island market.

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	5,000 sf
Lease Rate	$25.50/sf NNN
CAM, Taxes & Ins. (est)	$TBD

DEMOGRAPHICS (5-MILE)	
Population	46,718
Households	20,590
Avg. HH Income	$126,833

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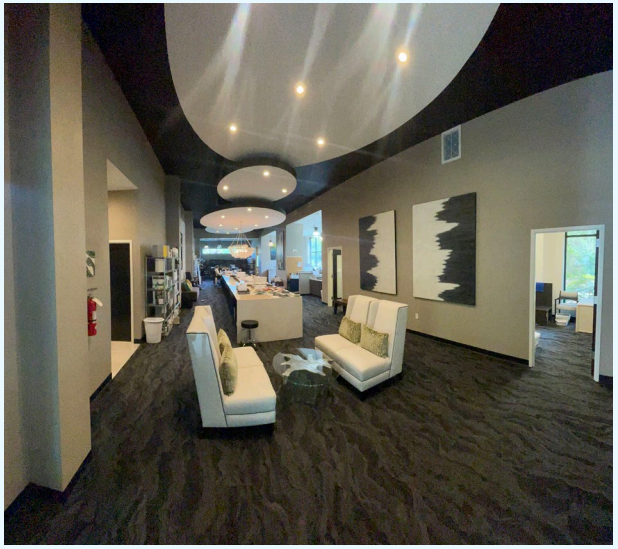
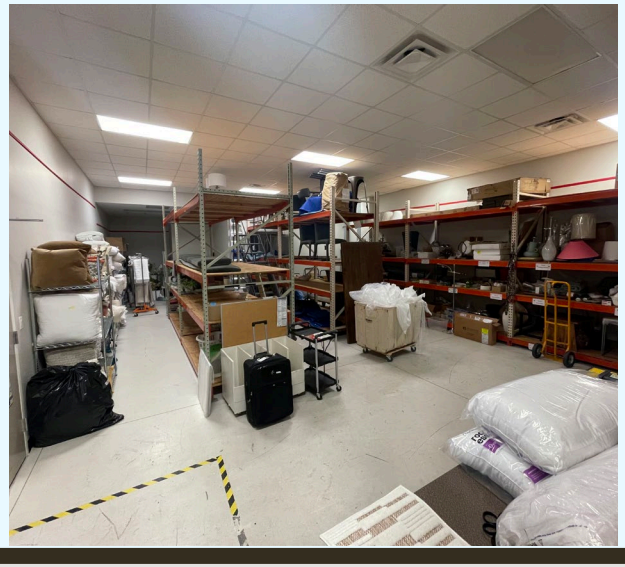
INTERIOR PHOTOS





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