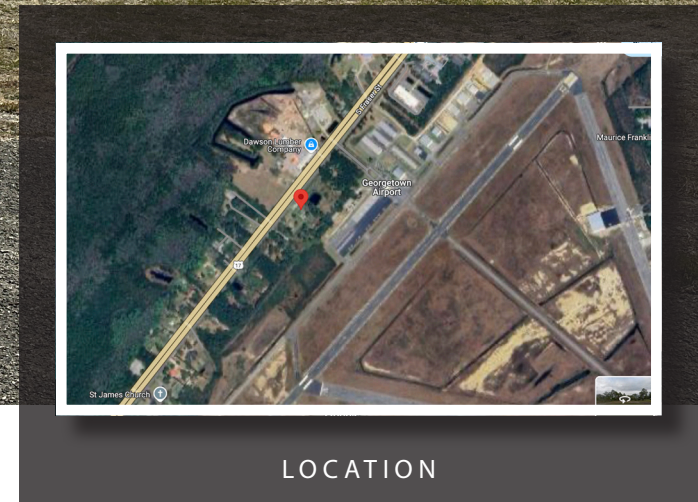


AVAILABLE - FOR SALE

4449 S FRASER STREET GEORGETOWN, SC 29440

LAND + BUILDING



LOCATION

Nearby amenities include



OFFERED BY



(843) 856-4600
www.belklucy.com

Blair Belk, CCIM

blair.belk@belklucy.com

(843) 606-5449 — direct office

(843) 709-9292 — mobile

AND

Trey Lucy

trey.lucy@belklucy.com

(843) 606-5455 — direct office

(843) 566-2867 — mobile

PROPERTY INFORMATION



Prime Commercial Property Adjacent to Georgetown Airport

Located at 4449 South Fraser Street, Georgetown, SC, this exceptional commercial property offers an unbeatable location for businesses seeking high visibility and accessibility. Positioned along the well-traveled South Fraser Street (Highway 17), this property ensures maximum exposure to both local and through traffic.

Key Features:

- Strategic Location: Adjacent to Georgetown County Airport (GGE), ideal for aviation-related businesses or enterprises benefiting from proximity to air travel.
- High-Traffic Area: Situated on a major thoroughfare, offering excellent visibility and easy access.
- Versatile Commercial Use: Suitable for retail, office space, warehouse, or other business ventures.

This is a rare opportunity to establish a business in a growing commercial hub, benefiting from both local community engagement and airport adjacency.

TERMS AND CONDITIONS

Size	5.1 acres
Price	\$850,000

DEMOGRAPHICS (5-MILE)

Population	11,053
Households	4,565
Avg. HH Income	\$72,260

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ADDITIONAL PHOTOS



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