

# AIRPORT COMMERCE CENTER

A Brookwood Capital Partners development



# For Lease

**7246 Stall Road  
North Charleston, SC 29406**

- 28,800 SF endcap available 1/1/2021
- Class A industrial
- 144,000 SF building located within Airport Commerce Center
- Light Industrial zoning
- Centralized to Charleston MSA, less than 1 mile from I-26

**LEE ALLEN**

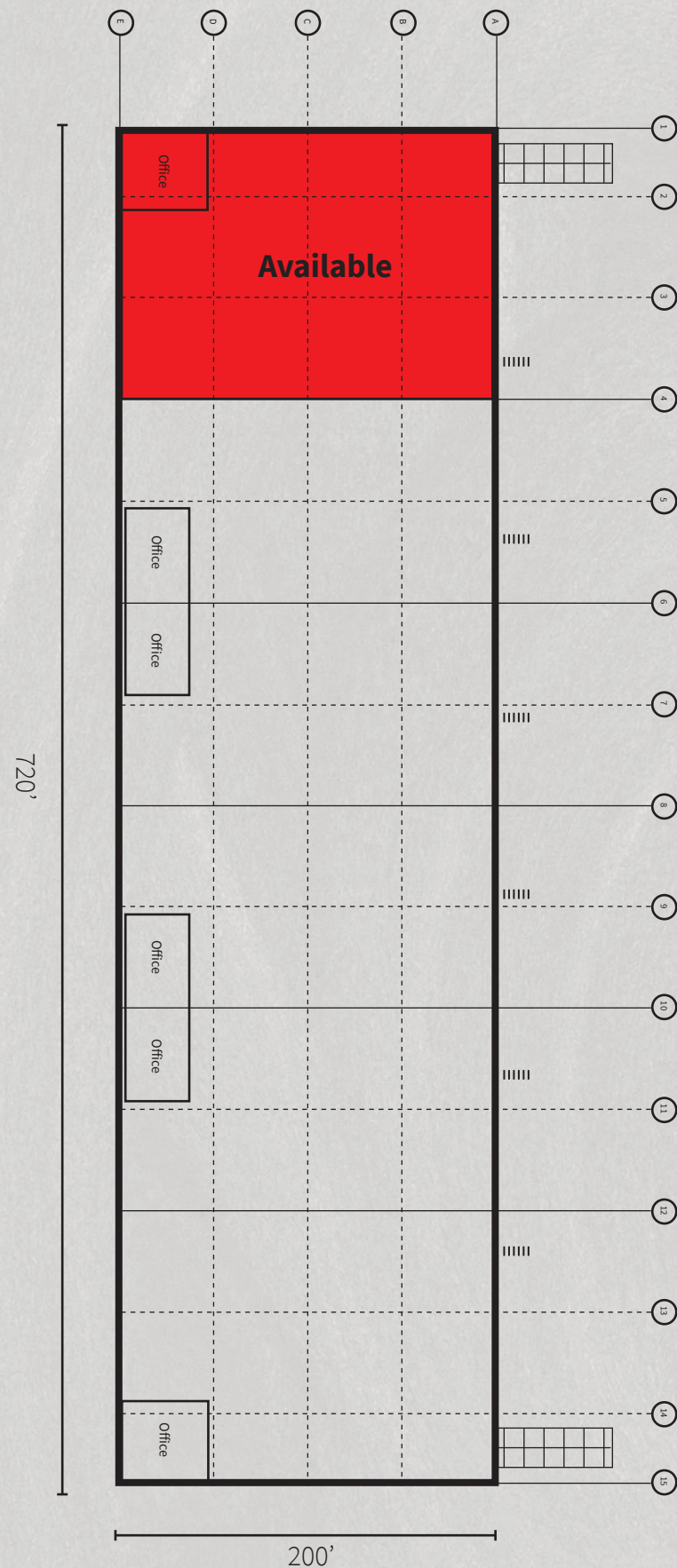
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JLL Charleston  
701 E Bay St, Ste 308  
Charleston, SC 29403

# Floor Plan

7246 Stall Road, North Charleston, SC  
 144,000 total SF | 28,800 available SF



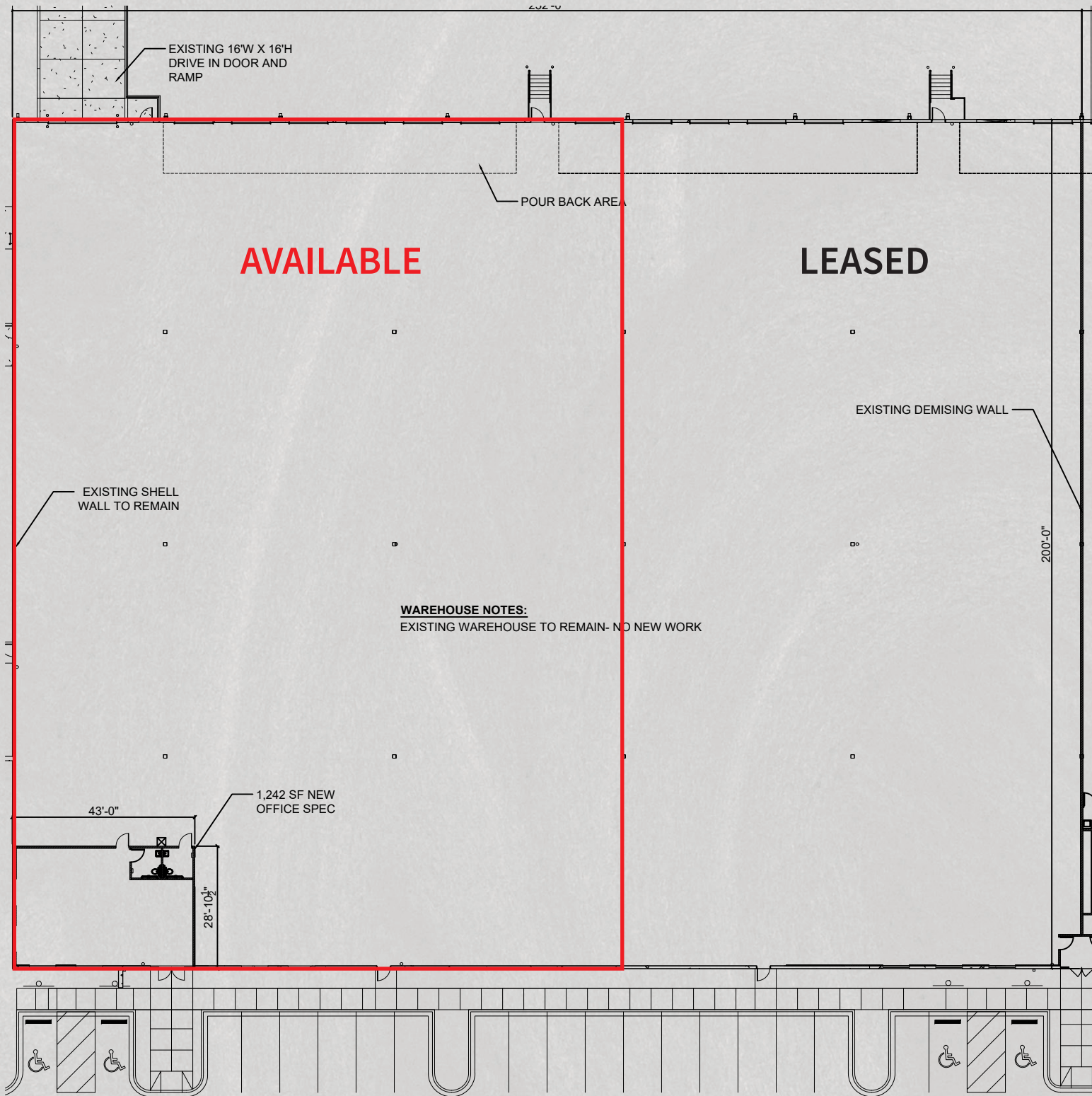
**AIRPORT**  
 COMMERCE CENTER

## The offering:

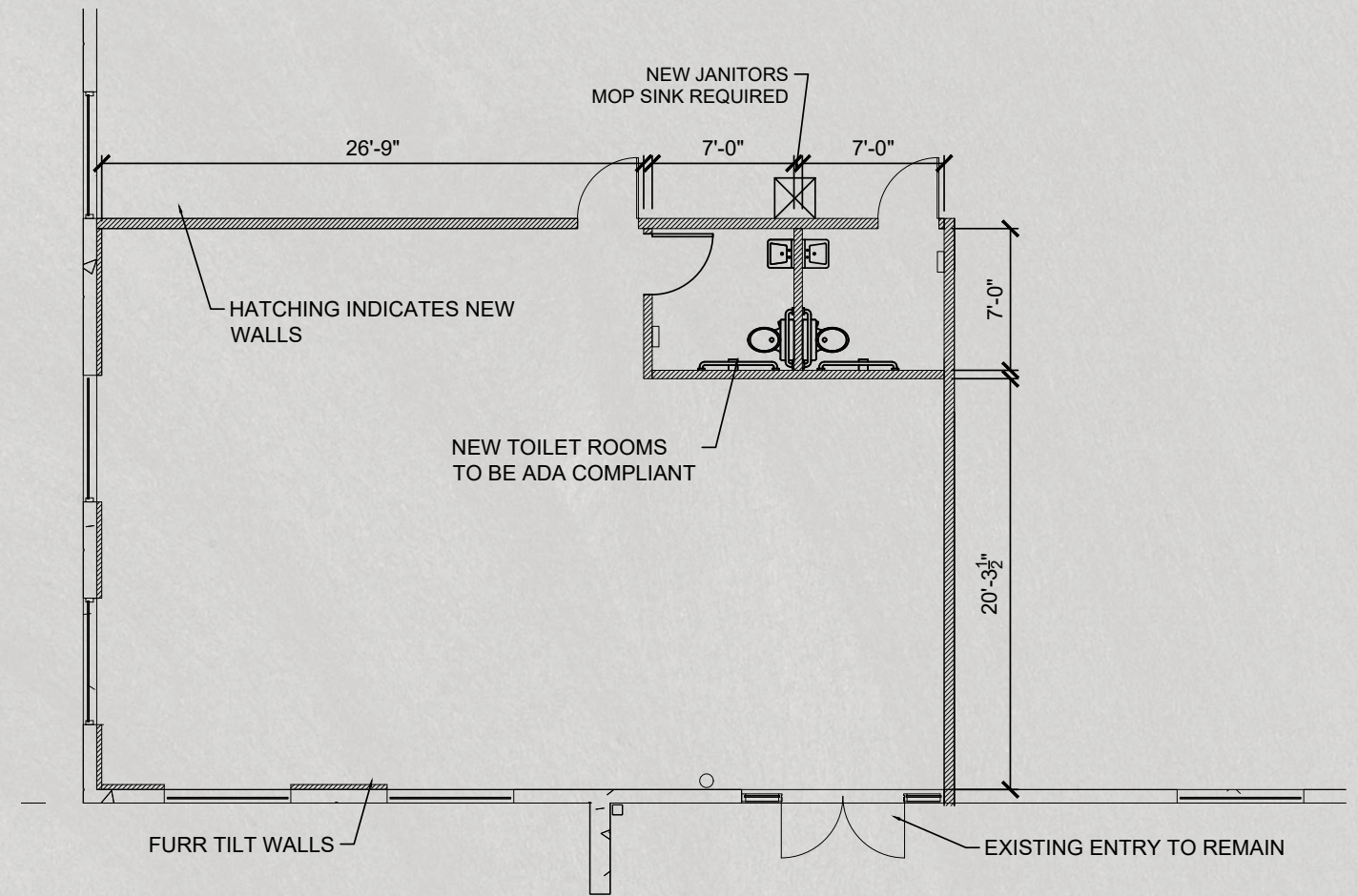
Total SF	144,000	Ceiling height	30'
Available SF	28,800	Column Spacing	50' x 54'
Office SF	1,242	Truck Court Depth	240'
Building Dimensions	720' x 200'	Parking (auto)	±20
Dock Doors (9' x 10')	4	Fire Protection	ESFR
Drive-in Doors (16' x 16')	1	Zoning	Light Industrial

# Floor Plan

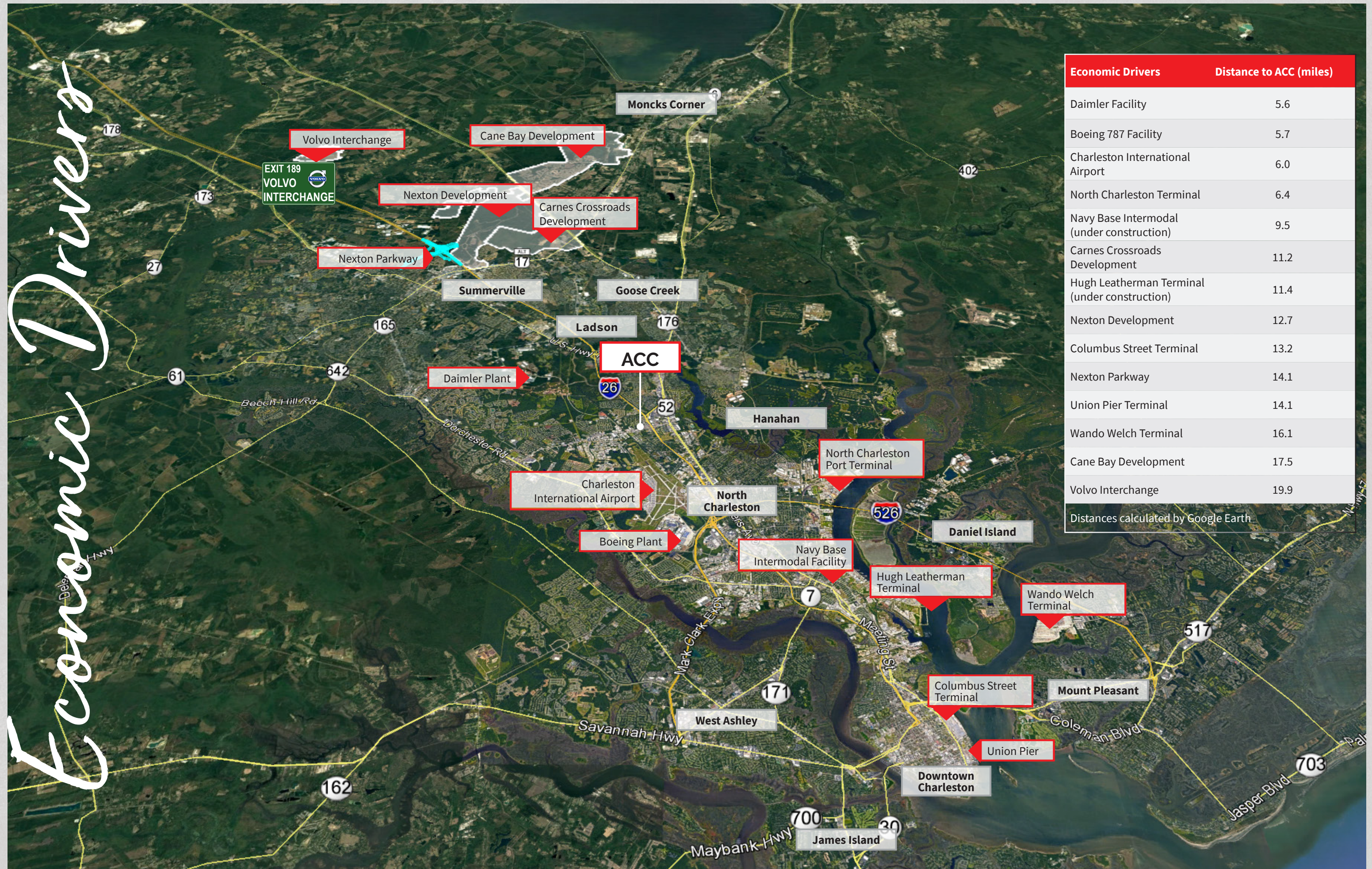
7246 Stall Road, North Charleston, SC  
144,000 total SF | 28,800 available SF



Spec office plan  
1,242 SF



# Economic Drivers



Economic Drivers	Distance to ACC (miles)
Daimler Facility	5.6
Boeing 787 Facility	5.7
Charleston International Airport	6.0
North Charleston Terminal	6.4
Navy Base Intermodal (under construction)	9.5
Carnes Crossroads Development	11.2
Hugh Leatherman Terminal (under construction)	11.4
Nexton Development	12.7
Columbus Street Terminal	13.2
Nexton Parkway	14.1
Union Pier Terminal	14.1
Wando Welch Terminal	16.1
Cane Bay Development	17.5
Volvo Interchange	19.9

Distances calculated by Google Earth

**BCP**

brookwood capital partners



*Thank you*

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Managing Director

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