

**AVISON  
YOUNG**

**FOR LEASE**

**1662 Savannah Hwy, Charleston, SC 29407**



**Retail Space at Indigo Village**

**For more information, please contact:**

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# 1662 Savannah Hwy

**\*Former restaurant endcap fronting Savannah Highway now available\***

Prime retail space is available in Indigo Village, a bustling center on Savannah Highway in the heart of West Ashley with tenants including The Little Gym, Lendmark, Slice, Jackson Hewitt Tax, and Ashley Bakery. In addition to two units available ranging from 2,434 to 3,700 sf in size, a new former restaurant space with hood and grease trap is also available.

Savannah Hwy is a main thoroughfare through West Ashley with major retailers like Harris Teeter, Piggly Wiggly, the auto mile of Charleston, and Whole Foods, about a mile from Indigo Village. The center is situated less than a mile from I-526.

**1662 Savannah Hwy, Charleston, SC 29407**

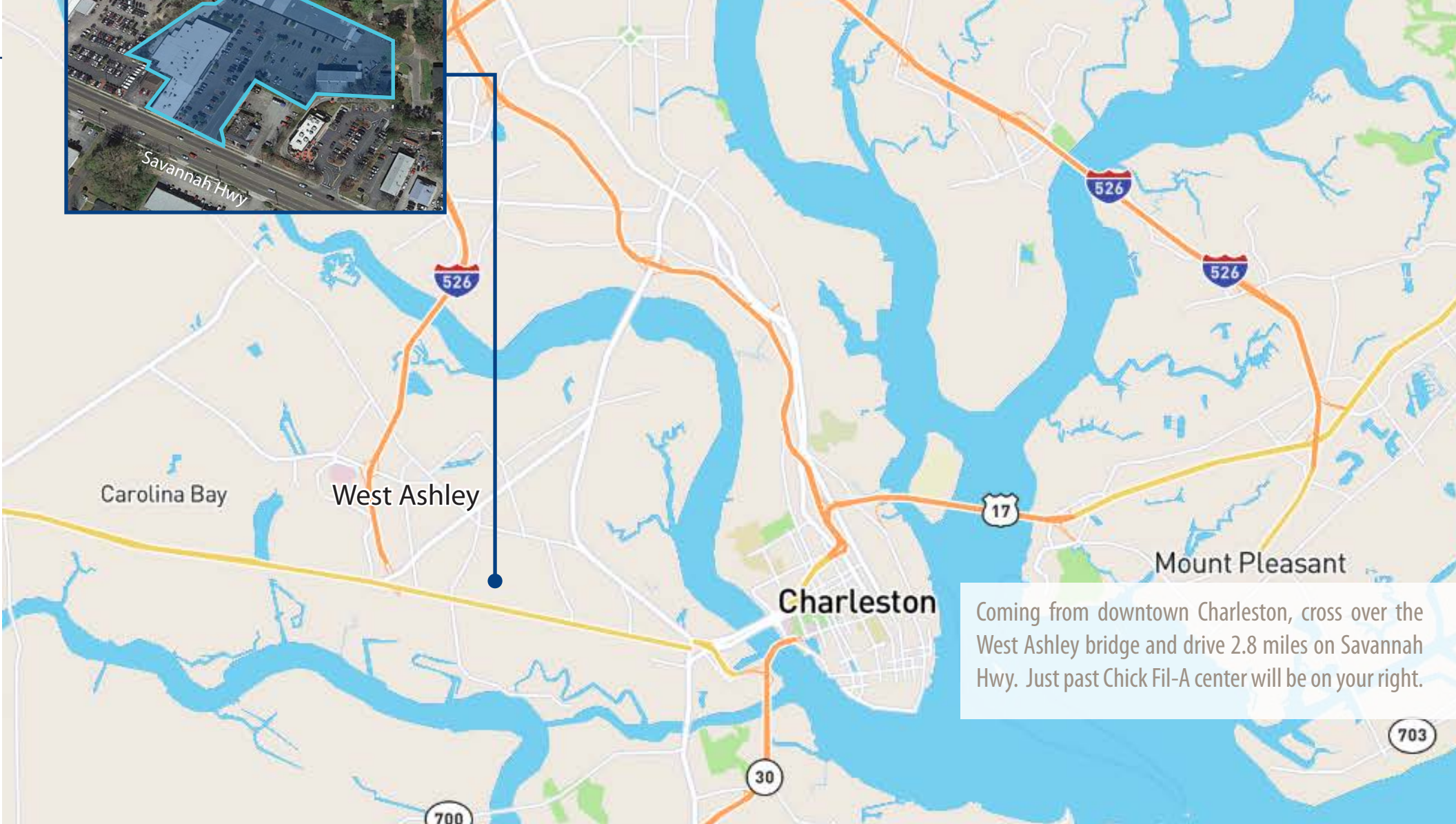
## Snapshot

<b>Tax Map</b>	<b>350-02-00-001</b>
<b>Year Built</b>	<b>1985   Renovated in 2008</b>
<b>Total Building Size</b>	<b>54,396 sf</b>
<b>Zoning</b>	<b>General Business</b>
<b>County</b>	<b>Charleston County</b>
<b>Municipality</b>	<b>City of Charleston</b>
<b>Parking</b>	<b>On-Site   Approximately 185 spaces</b>
<b>Traffic Count</b>	<b>40,800 Vehicles Per Day</b>
<b>Anchor Tenant</b>	<b>Little Gym</b>
<b>Pass Through(s)</b>	<b>\$3.15/sf/yr</b>

## Leasing Information

Unit	Size	Lease Rate	Lease Type	Available
100	3,120 sf	\$29.50/sf/yr	NNN	Available Now
260	2,434 sf	\$16.00/sf/yr	NNN	Available Now
300	3,700 sf	\$17.00/sf/yr	NET	Available Now

# Location Map



Coming from downtown Charleston, cross over the West Ashley bridge and drive 2.8 miles on Savannah Hwy. Just past Chick Fil-A center will be on your right.

# Building Site Plan



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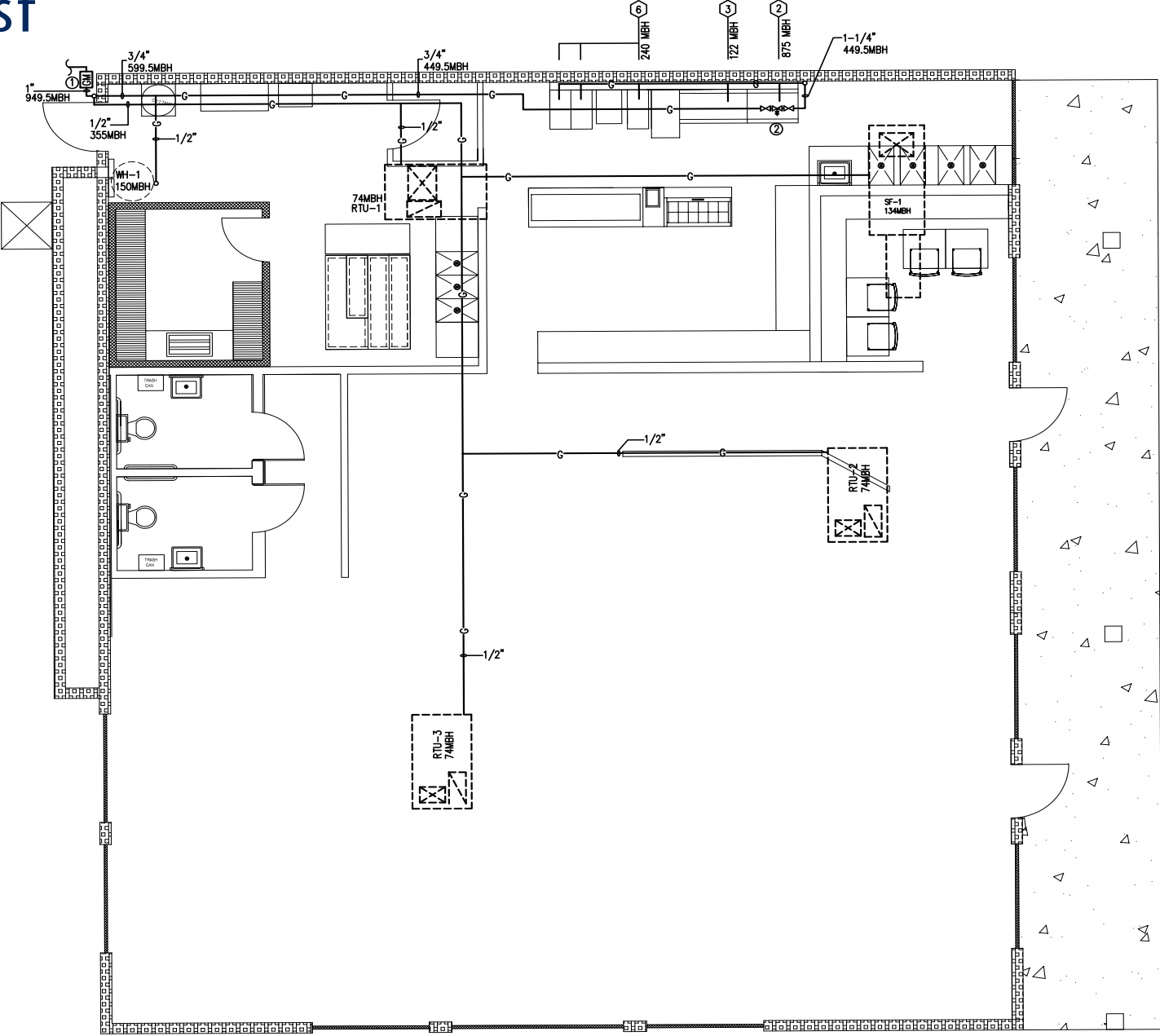
# Site Plan | Building 100



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# Floorplan | Suite 100

## 3,120 sf



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# Site Plan | Building 200 & 300



## 300 | 1st Floor Tenants

Available

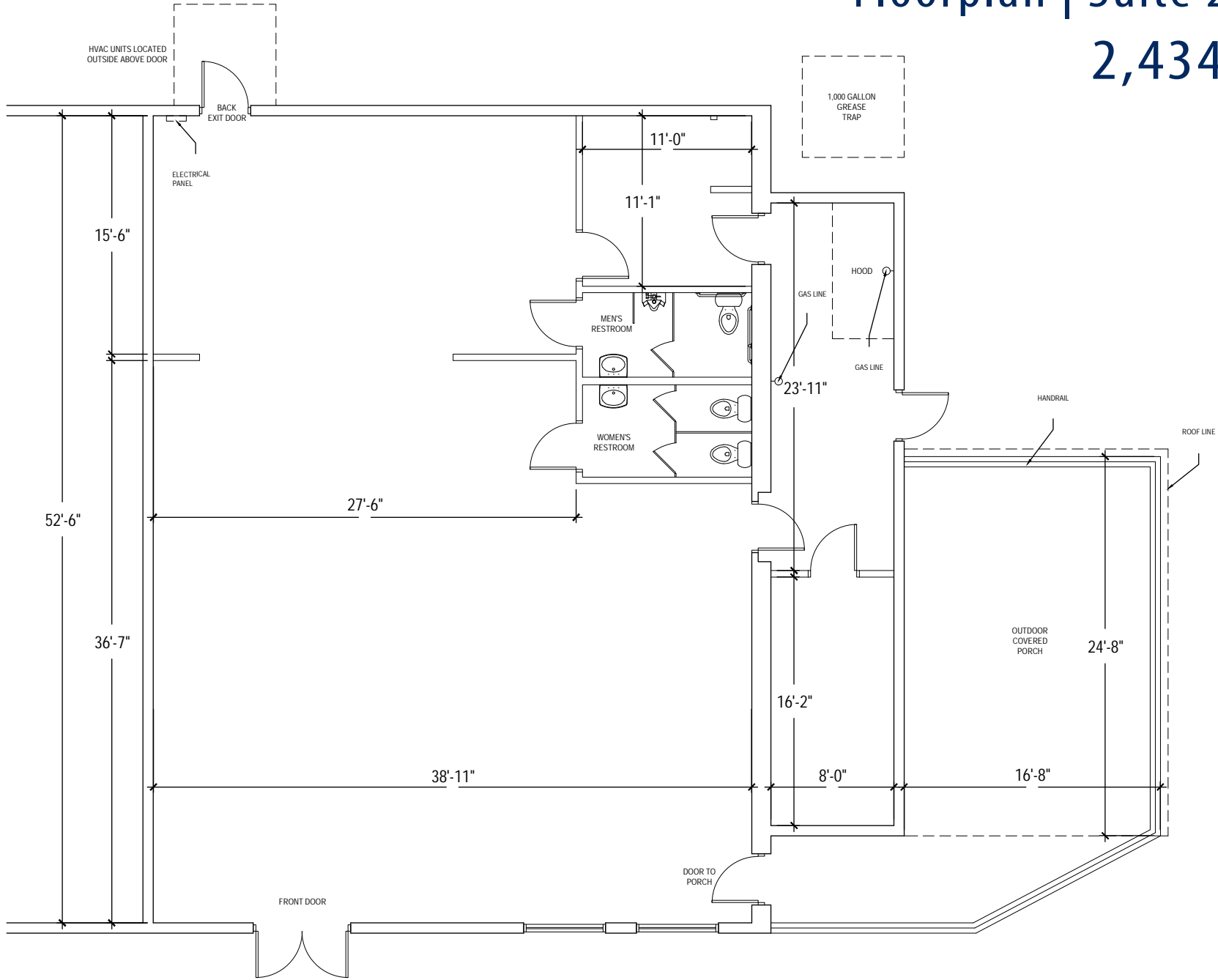
## 300 | 2nd Floor Tenants

Our Spa  
 Delson Computers  
 Charleston Roofing & Exteriors



# Floorplan | Suite 260

## 2,434 sf

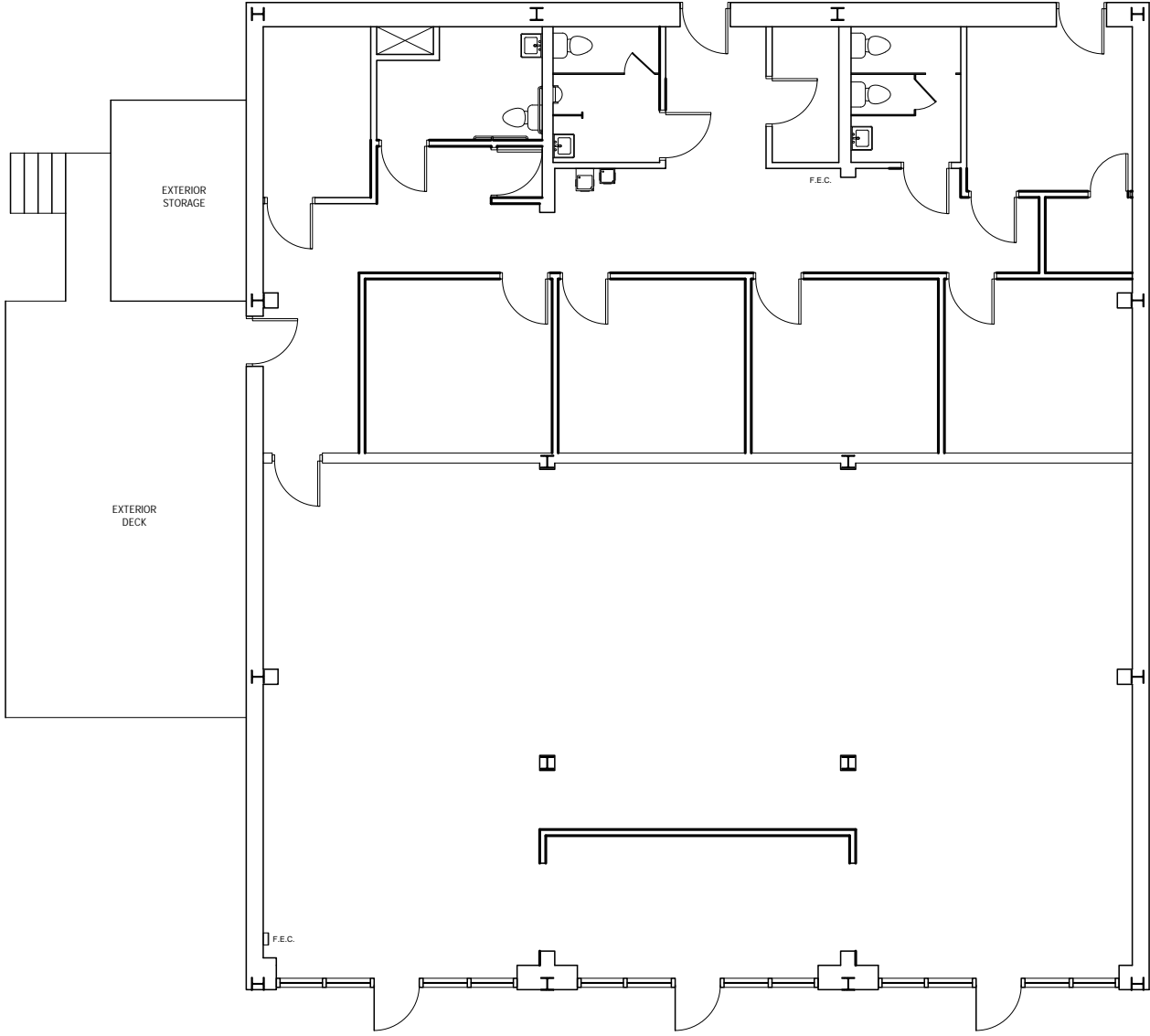


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# Current Layout | Suite 300

## 3,700 sf



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# Images of Indigo Village



# Images of Suite 100



# Images of Suite 260



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# Images of Suite 300

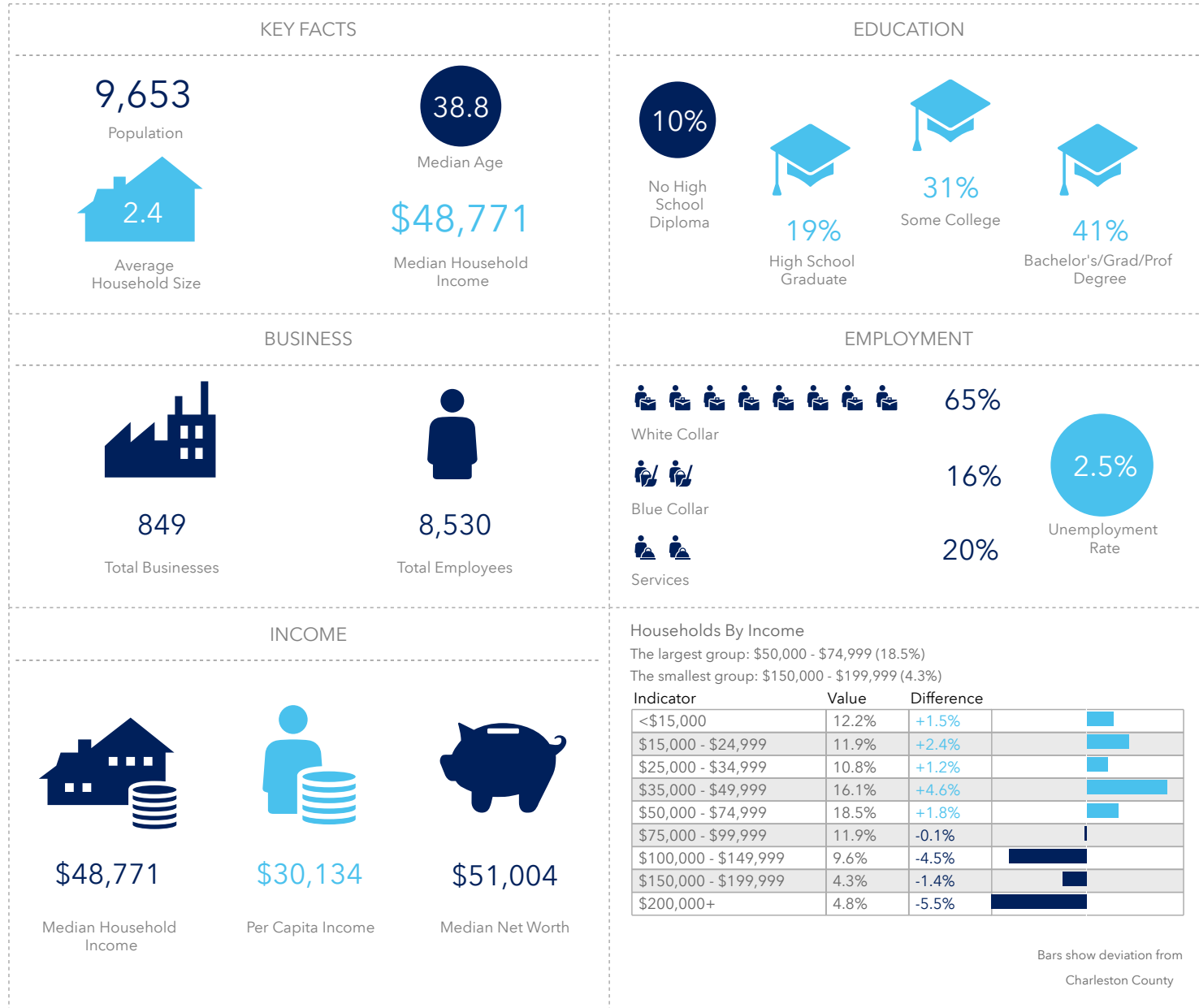


# Amenities Map



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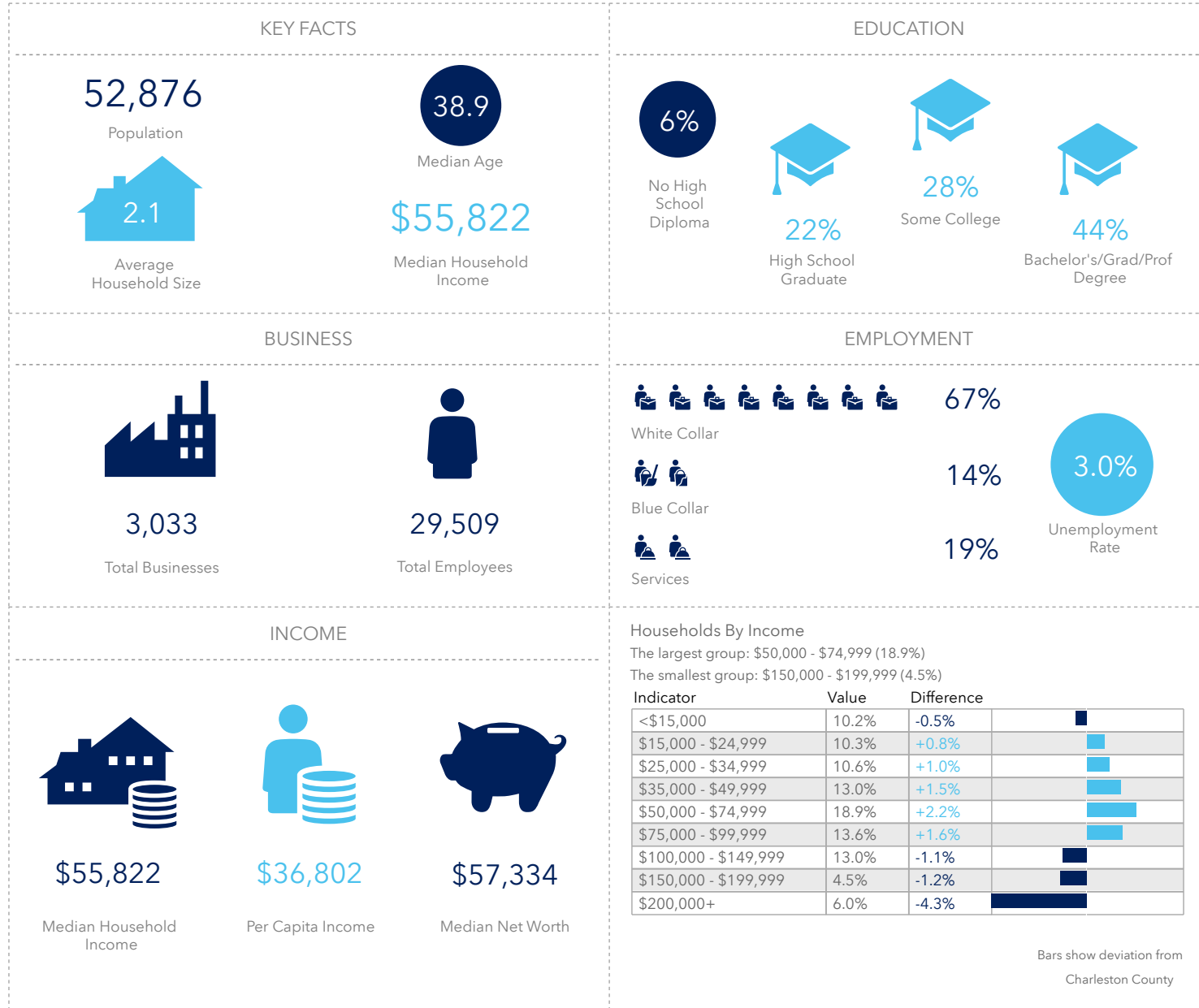
# One Mile Radius



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# Three Mile Radius

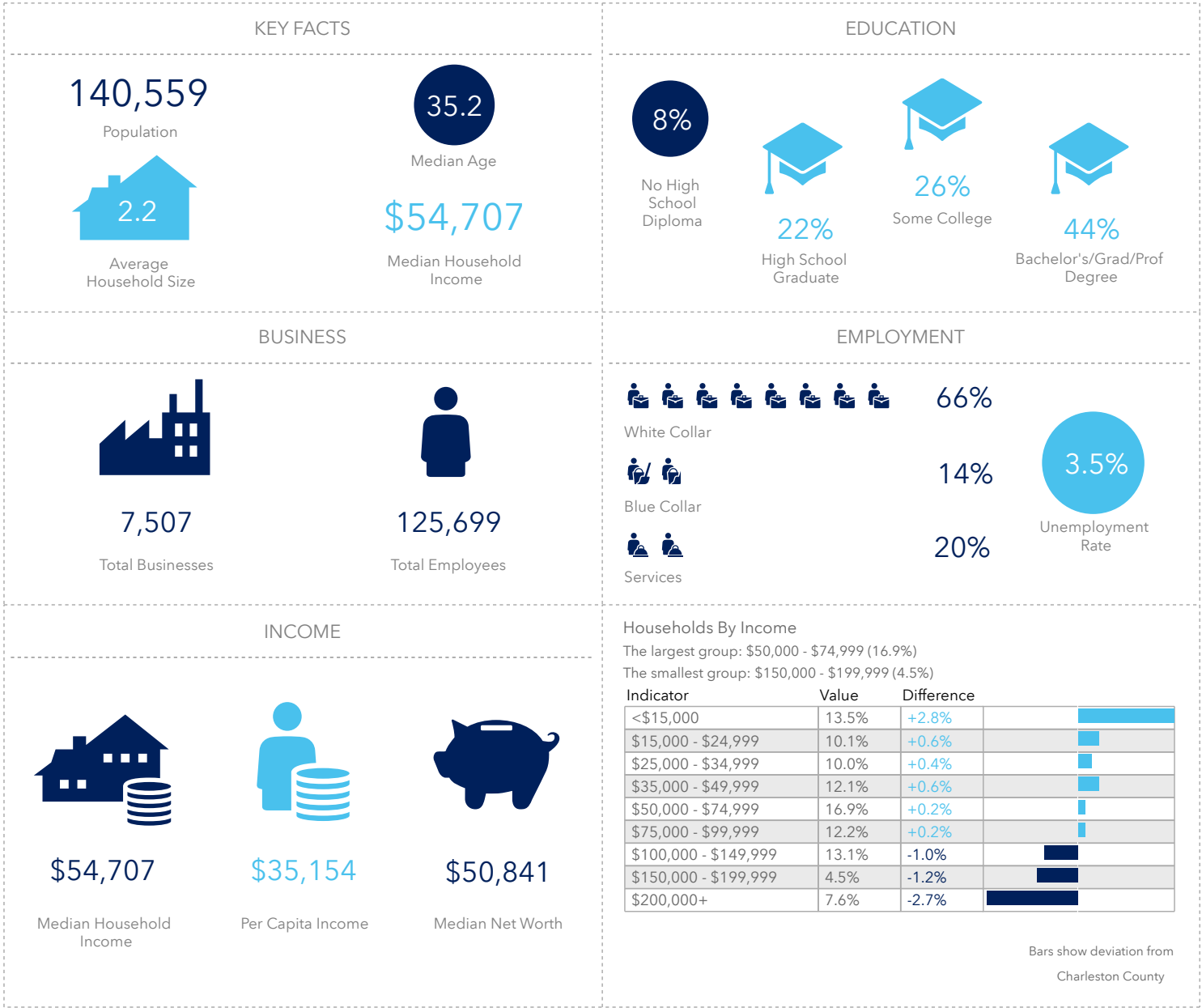


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# Five Mile Radius



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Our South Carolina brokers deliver integrated real estate services to occupiers and investors. Through a dedicated principal-led business resources team, we provide solutions via tools, technology and expertise to support our clients however complex their challenges. Our approach is holistic and consistent. It starts with the Avison Young team's understanding of your business priorities, not with real estate transactions. For our clients, this means we produce customized, cost-effective solutions with speed, creativity and confidence.

## Listing Broker



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Thank you.

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**AVISON  
YOUNG**

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Platinum  
member