



**RETAIL-COMMERCIAL FOR LEASE**

## **RESTAURANT FOR LEASE- SHOPS AT WESCOTT**

9770 DORCHESTER ROAD | SUMMERVILLE, SC 29485



COLDWELL BANKER COMMERCIAL ATLANTIC  
3506 WEST MONTAGUE AVENUE, SUITE 200 NORTH CHARLESTON, SC 29418  
CBCATLANTIC.COM

# RESTAURANT FOR LEASE- SHOPS AT WESCOTT

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## PROPERTY OVERVIEW



### PROPERTY HIGHLIGHTS

**FOR LEASE:** \$23 PSF  
**AVAILABLE SPACE:** 3,375 SF  
**COUNTY:** Dorchester  
**LEASE TYPE:** NNN  
**TAX ID:** 162-00-00-056

### PROPERTY OVERVIEW

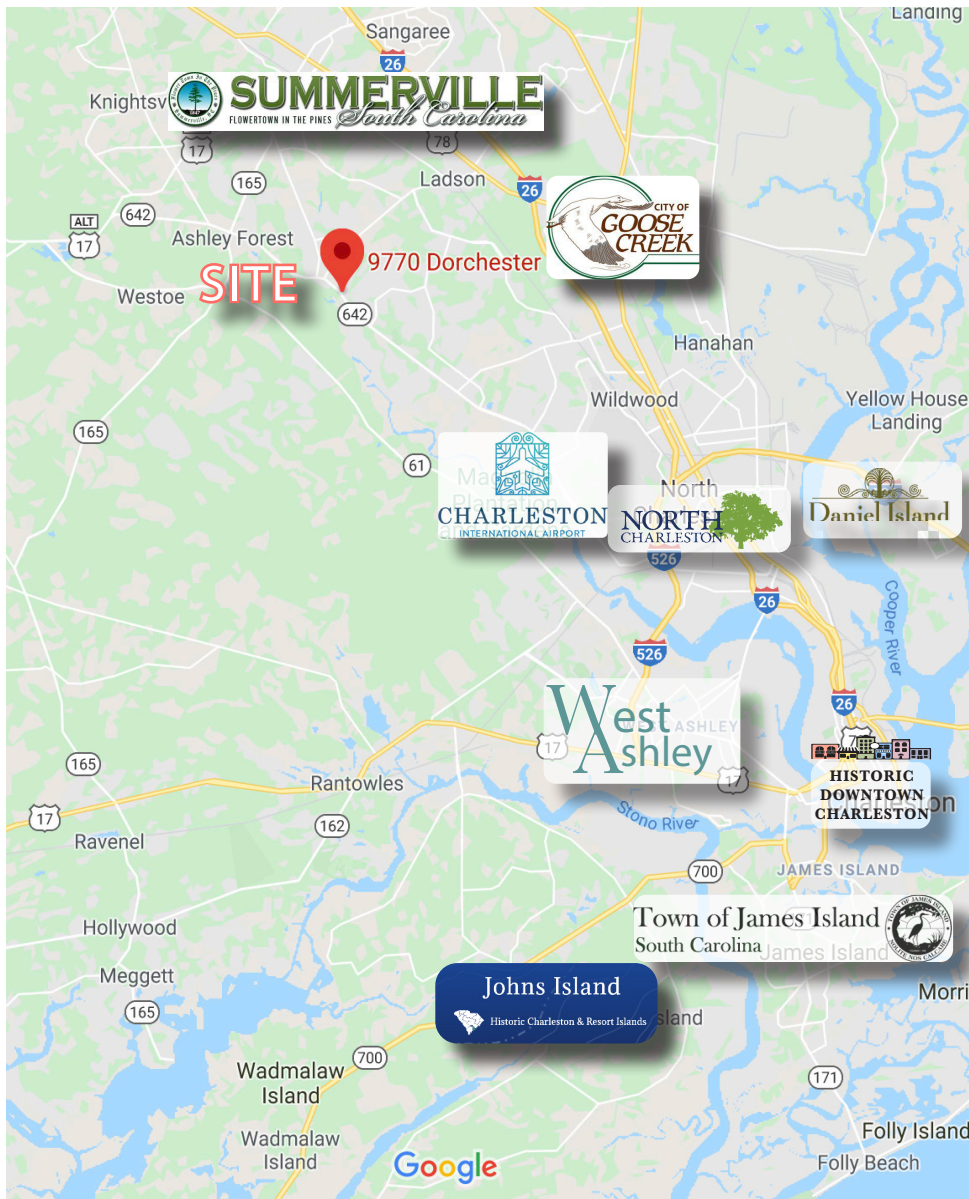
The Shops at Wescott Plantation is adjacent Walmart Supercenter and is comprised of three buildings totaling 46,000 square feet of retail, office and restaurant Tenants. Excellent street visibility with direct ingress at the Wal-mart entrance. Three points of ingress/egress with two signalized access points. The trade area is a densely populated community with 3 elementary and 1 middle school within a 1.5 mile radius. Fort Dorchester HS is located 4 miles away.

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
POPULATION	8,308	52,207	112,407
HOUSEHOLDS	2,875	19,434	41,999
AVG. HH INCOME	\$82,931	\$82,999	\$78,588

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