

1003 LANDFALL WAY, JOHN'S ISLAND, SC 29455



COMMERCIAL BUILDING FOR SALE
OFFERED AT \$ 1,650,000



These opportunities don't come along very often! Renovated 4,800 square foot commercial building in the Kiawah/Seabrook area positioned on approximately $\frac{3}{4}$ acre marsh front lot with priceless views of Bohicket creek and the surrounding marsh. New roof, new decks and handrails with IPE decking, new paint, and a newly sealed parking lot. Potential cap rate of 7.5%. Currently set up with 2 units downstairs and 1 unit upstairs- each with independent HVAC and electrical systems.

JAKE CASA

COAST REAL ESTATE

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