



TRACT 1B-2

±2.30 ACRES FOR SALE

DEVELOPMENT OPPORTUNITY

CHARLESTON (SUMMERVILLE), SC



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**BRIDGE
COMMERCIAL**

TRACT 1B-2

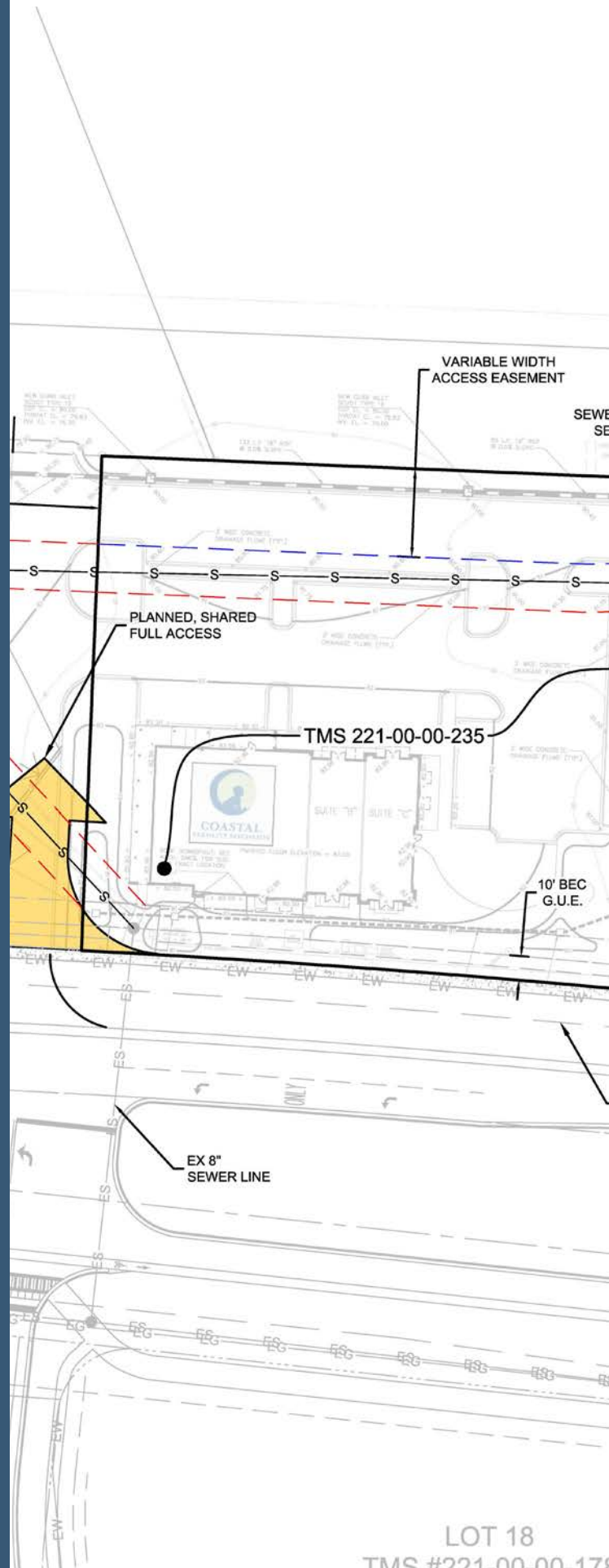
±2.30 ACRES FOR SALE

PROPERTY HIGHLIGHTS

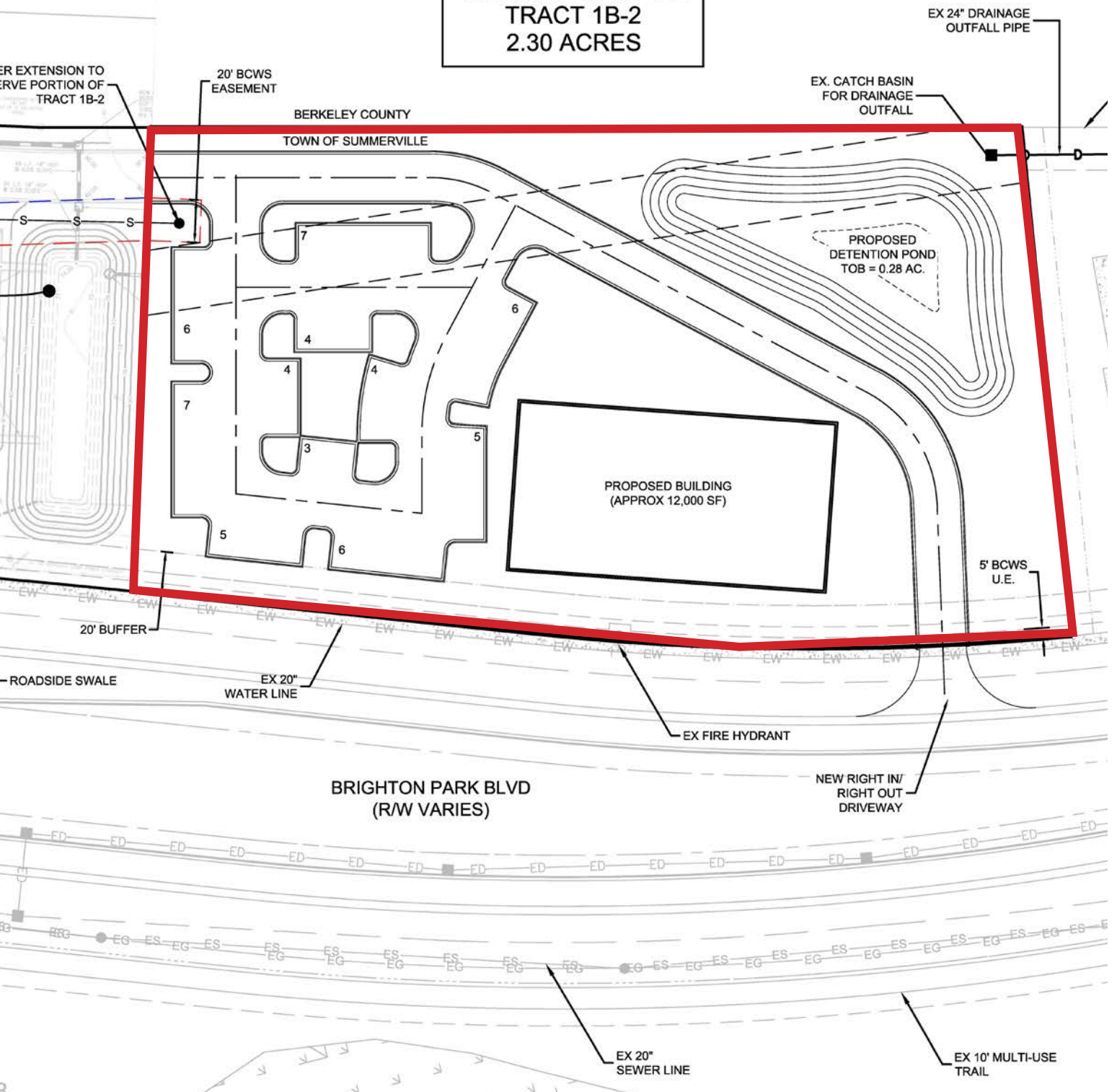
- ±2.30 gross acres of commercial land for mixed-use development.
- Entire tract is available for purchase.
- Develop Charleston's next commercial development in a high growth area.
- Proximate to 30,000+ residences.
- Minutes from MUSC's new 128-bed hospital, 200,000 SF medical office campus.
- Located within Nexton, an award-winning, master-plan community.
- Located 25 miles from Charleston, South Carolina, voted a Top City in the U.S.

PROPERTY SUMMARY

SIZE:	±2.30 Gross Acres
ZONING:	PUD
MUNICIPALITY:	Town of Summerville
ENTITLEMENTS:	Flexible uses via zoning under Berkeley County PUD
UTILITIES:	All utilities available at site
WETLANDS:	None
STORMWATER:	Not Included
ROADS:	Built & Ready
SITE CONDITION:	RAW
ACCESS:	Full access on Brighton Park



TMS #221-00-00-222
TRACT 1B-2
2.30 ACRES





EXIT
197

SELF-
STORAGE

AZALEA SQUARE
SHOPPING CENTER

BAKER
AUTOMOTIVE

CAMBRIA
hotels & suites


PLANNED
OFFICE
CAMPUS



SIGMA DR

SCRA OFFICE
BUILDING

EXIT
199

PALMETTO
PRIMARY CA

NEXTON
OFFICE
BUILDING

THE PARKS
APARTMENTS

PARK


Residence INN
BY MARRIOTT





VOLVO
OPERATIONS

NEXTON PKWY

PLANNED
MIXED-USE

HOMETELECOM
OFFICE BUILDING

DEL WEBB

PLANNED
MULTIFAMILY

SPECTRUM
MULTIFAMILY

REFUEL

FUTURE
MIXED-USE
DEVELOPMENT

FUTURE
COMMERCIAL
DEVELOPMENT

CHARLESTON
SURGERY CENTER

COASTAL FERTILITY

**TRACT 1B-2
±2.30 ACRES**

WORKPLACE @
NEXTON PHASE II

WORKPLACE @
NEXTON

BRIGHTON-PARK-BLVD

PAGE'S OKRA
GRILL

NEXTON SQUARE TENANTS









The Nexton community is owned by a business entity of North America Sekisui House, LLC (NASH), and is being developed by Newland Communities, the master developer of the community. NASH and Newland share a deep commitment to sustainable development practices, have strengthened their intentional focus together in all communities they are creating across the country. Nexton is one of 30 assets the NASH-Newland partnership owns or manages together, in 14 states across the U.S.

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www.newlandcommunities.com
www.nashcommunities.com

EXCLUSIVELY MARKETING BY:



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