

\$2,400,000 - 201 & 205 Sea Island Parkway, Beaufort

MLS #175773

\$2,400,000

Bedroom, Bathroom,
Land on 6.00 Acres

Woods Brdg-21, Beaufort, SC

Prime commercial development opportunity with over 300' of Highway 21 road frontage. Site is located adjacent from the proposed new Starbucks location and the new Lady's Island Traffic Light currently in the pre-design phase with the county engineers. T4NC Zoning allows for nearly any business development. High visibility, great ingress/egress, over 25,000 daily traffic count, and minutes from downtown Beaufort. Surrounded by large commercial retail: Publix, Wal-Mart, Grayco, Harris Teeter, Food Lion, Wendy's, restaurants, and so much more. Ideal location for commercial/retail, hotel, medical offices, or apartments. See associated docs for pre-development and traffic light plan for Lady's Island. Grandfather-In Billboard Sign with Lease in Place.

Essential Information

MLS #	175773
Price	\$2,400,000
Acres	6.00
Type	Land
Sub-Type	Acreage/Farm Plantation
Status	Active

Community Information

Address	201 & 205 Sea Island Parkway
Area	Ladys Island



Subdivision	Woods Brdg-21
City	Beaufort
County	Beaufort
State	SC
Zip Code	29907

Amenities

Utilities	Public Water, Sewer
Is Waterfront	Yes
Waterfront	None

Exterior

Lot Description	Corner
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Additional Information

Zoning	Commercial
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Listing Details

Listing Agent	Ethan James
Listing Office	Charter One Realty

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