

1,680 - 4,180 +/- SF Office / Warehouse Units



Flex Space On Highway 170

63 Schinger Avenue

Ridgeland, South Carolina 29936

Property Highlights

- Office / Warehouse space for lease in Okatie on Highway 170 at Riverwalk Business Park
- Unit 101 layout consists of; 2 offices, break room and large warehouse
- Unit 104 & 105 layout consists of reception area, open area, break room, multiple offices, restroom, warehouse and 2nd floor mezzanine
- Other tenant's include; Diamond Transportation, Palmetto Performance, Rainbow Int'l Restoration, KDS Kitchen Design, Nandina Engineering and others

Offering Summary

Unit 101 SF:	1,680 +/- SF
Unit 104 & 105 SF:	4,180 +/- SF
Base Rent:	\$21.50 PSF
Annual Increases:	3%
2026 NNN Budget:	\$6.25 PSF

For More Information

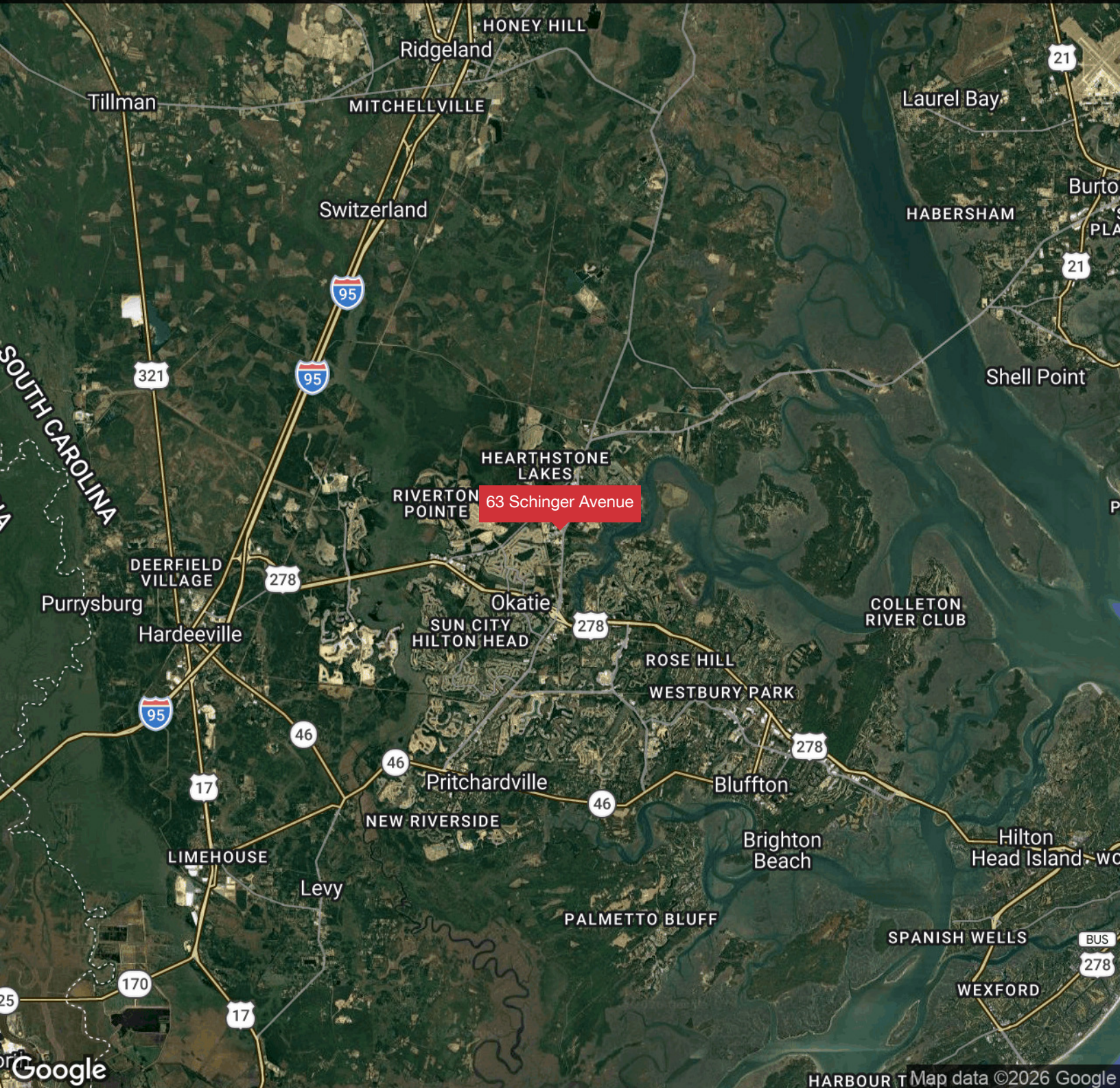
Baker Wilkins

Broker In Charge

O: 843 837 4460 x2

baker@naicarolinacharter.com

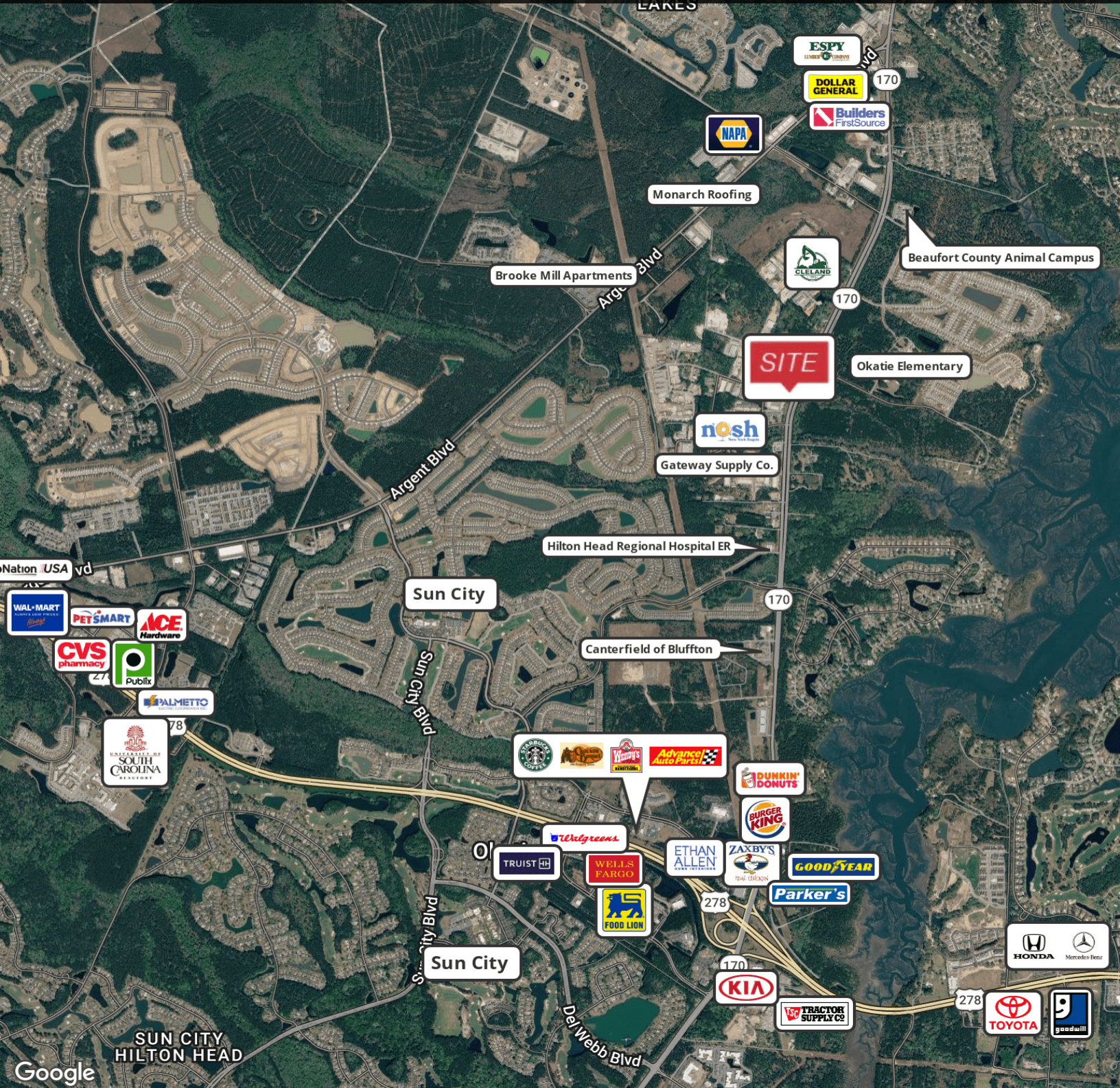
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1227 May River Road, Suite 100
Bluffton, SC 29910
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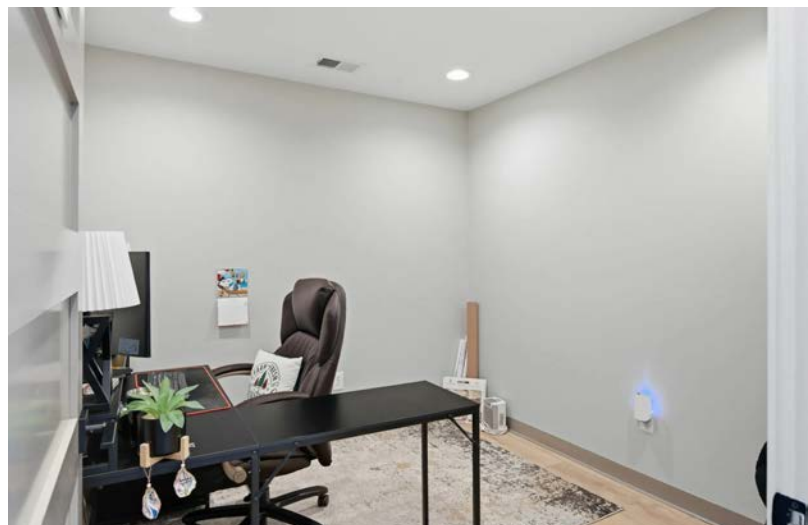
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Unit 101



Unit 104 & 105



Unit 104 & 105



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Unit 104 & 105

