

FOR LEASE

625 TREELAND DRIVE, SUITE D
LADSON, SC 29456



NOW LEASING HENSLEY BUSINESS CENTER - SUITE D - 2,625 SF

Marlena Franklin, CCIM
Senior Broker
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COMMERCIAL
ATLANTIC**

HENSLEY BUSINESS CENTER

PROPERTY OVERVIEW

If your company is looking for maximum road exposure this is your place. Highly visible from I26. Office 800 sf / private office / open space kitchen area / ada bathroom. 12x14 roll up drive in door. 1,825 sf warehouse. 3 phase power. Other tenants include clearblue pools, DELlciious Corporate office, Archer Exterior. Current tenant out in June 2025. Available July 1.



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HENSLEY BUSINESS CENTER

OFFERING SUMMARY



PRICE

\$17 PSF
\$3.00 NNN



ZONING

Berkeley - RNC - Rural and
Neighborhood Commercial



AVAILABLE SF

2,625 SF



COUNTY

Berkeley County



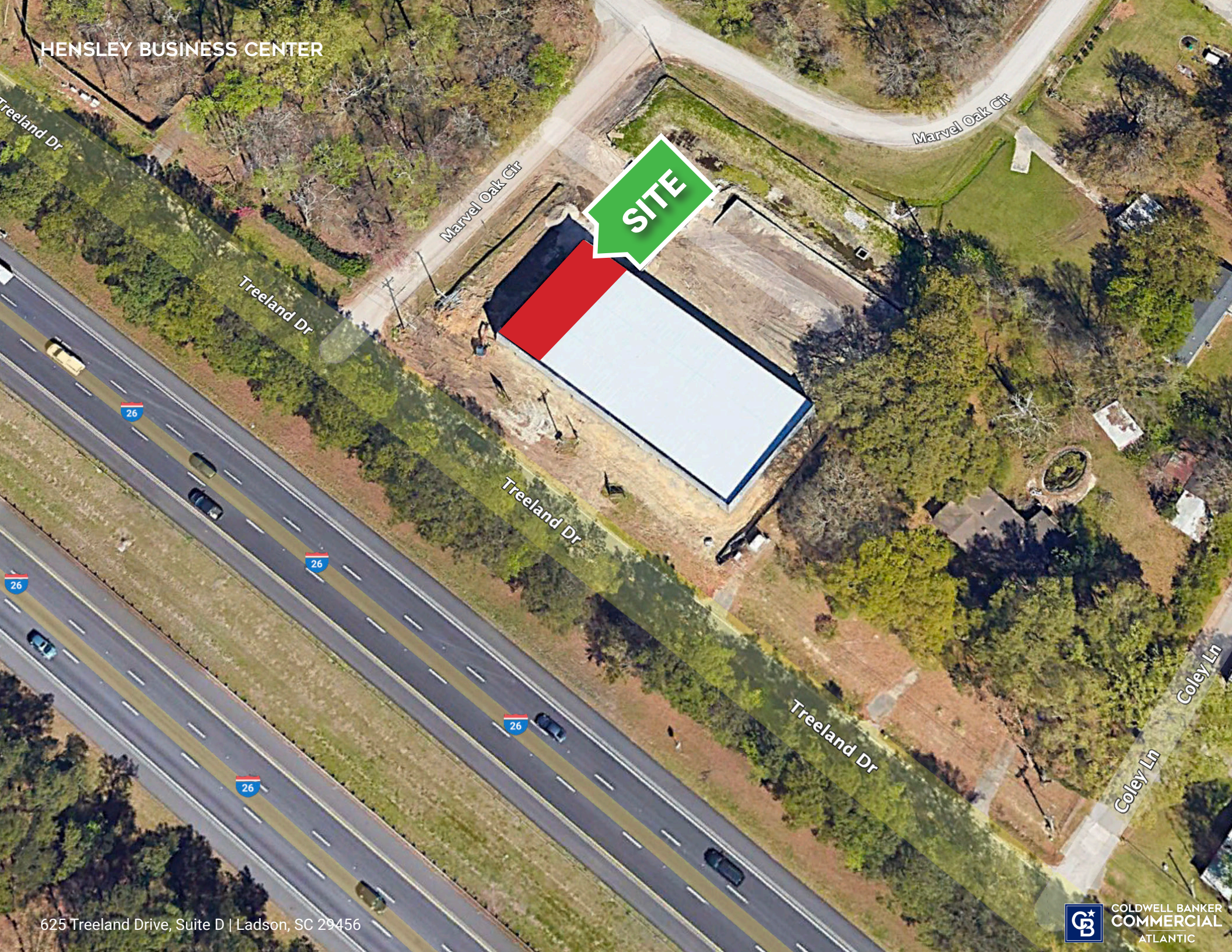
TAX ID

242-03-04-007

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HENSLEY BUSINESS CENTER



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HENSLEY BUSINESS CENTER

AERIAL

625 Treeland Drive, Suite D

26

26

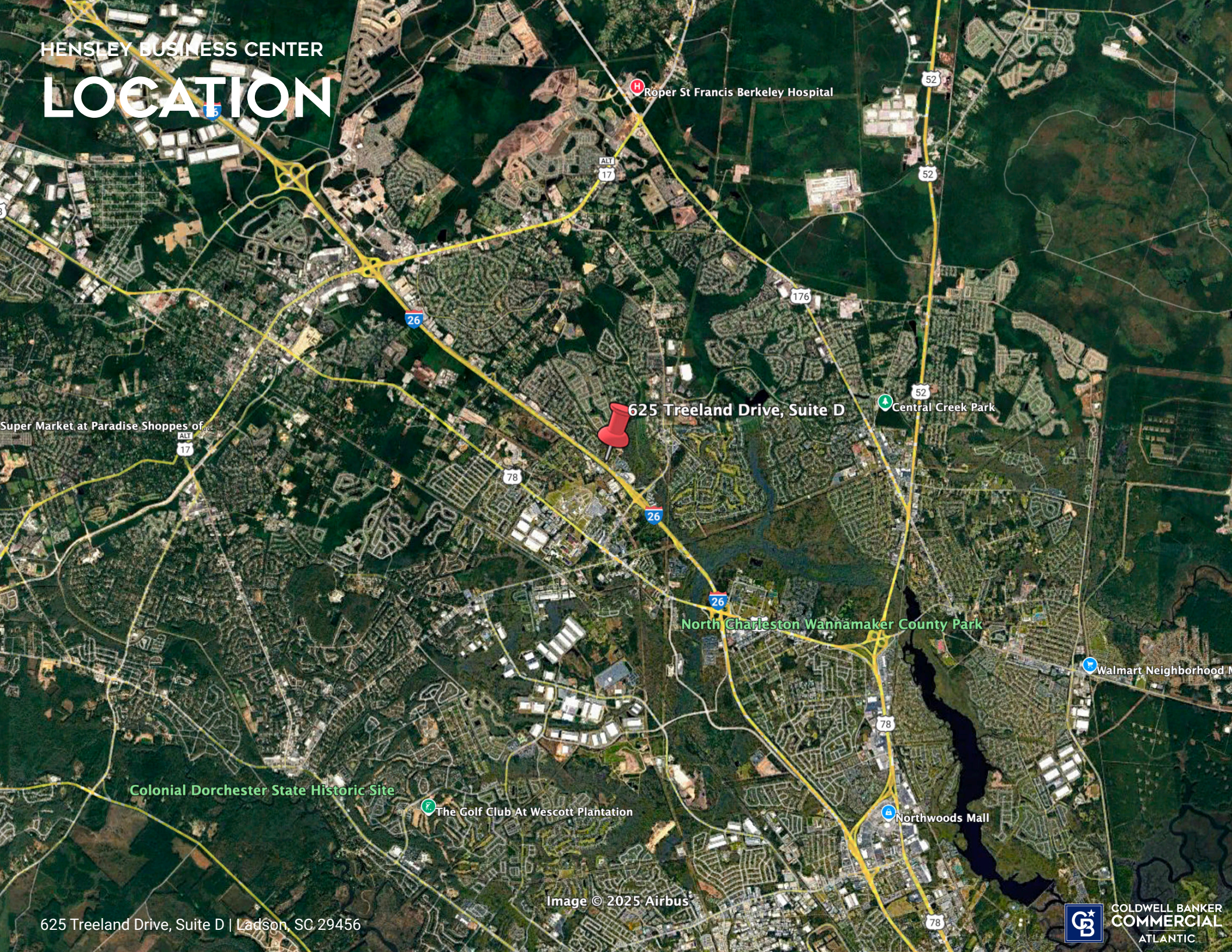
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HENSLEY BUSINESS CENTER LOCATION



Super Market at Paradise Shoppes of...

625 Treeland Drive, Suite D

Central Creek Park

North Charleston Wannamaker County Park

Walmart Neighborhood Market

Colonial Dorchester State Historic Site

The Golf Club At Wescott Plantation

Northwoods Mall

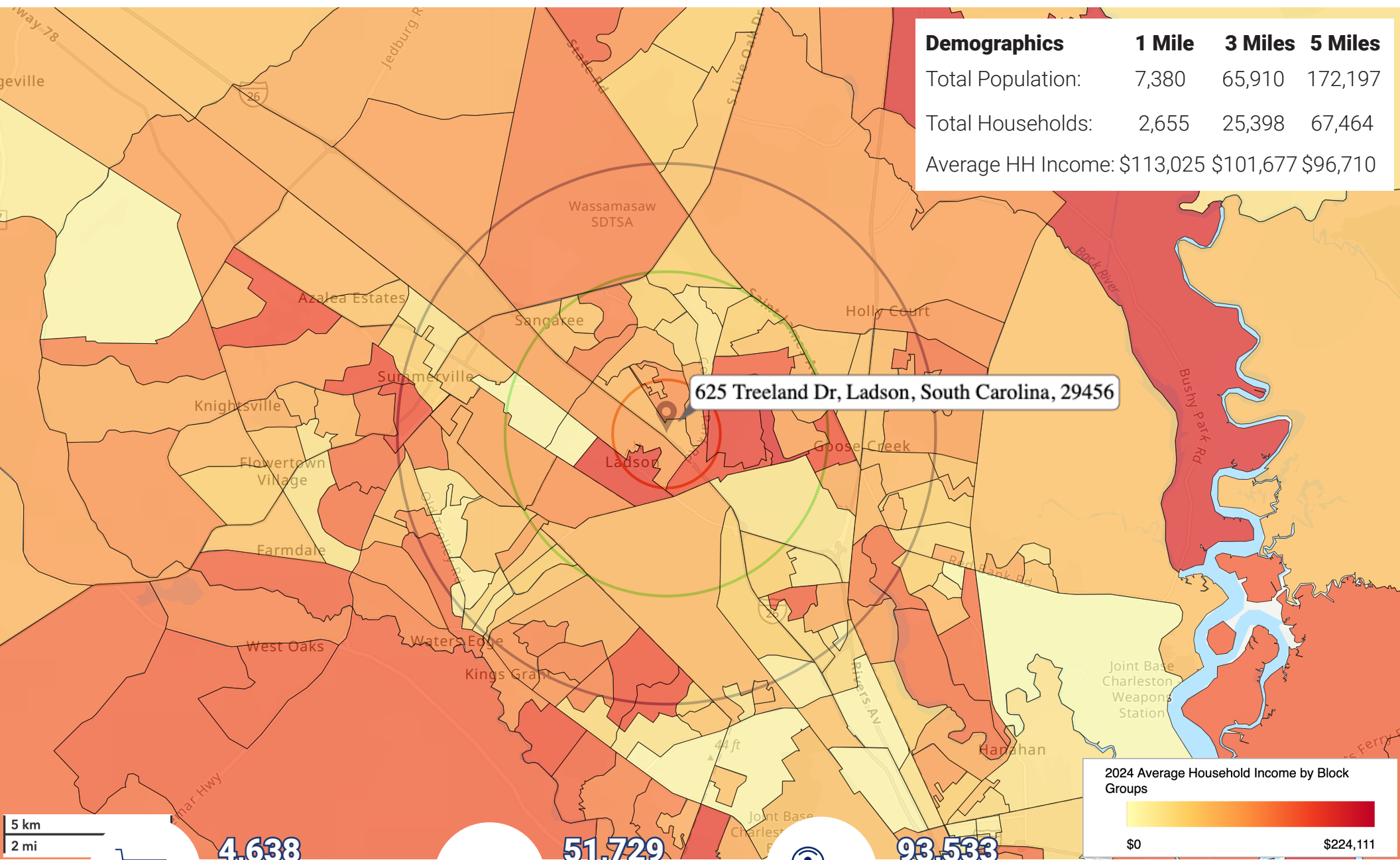
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DEMOGRAPHICS



All demographics based on Esri forecasts for 2024



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