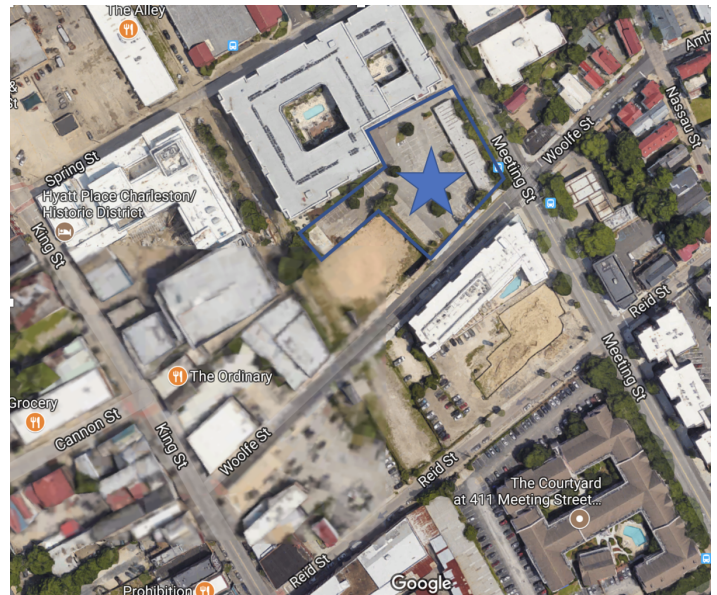


# 1.1 acres Prime Downtown Charleston

## Meeting and Woolfe St, Charleston, SC 29403



|                      |                             |
|----------------------|-----------------------------|
| Listing ID:          | 30172890                    |
| Status:              | Active                      |
| Property Type:       | Vacant Land For Sale        |
| Possible Uses:       | Multi-Family, Retail        |
| Gross Land Area:     | 1.10 Acres                  |
| Sale Price:          | \$12,500,000                |
| Unit Price:          | \$11,363,636 Per Acre       |
| Sale Terms:          | Cash to Seller              |
| Nearest MSA:         | Charleston-North Charleston |
| County:              | Charleston                  |
| Tax ID/APN:          | 459-09-01-049               |
| Zoning:              | GB - General Business       |
| Property Visibility: | Excellent                   |



### Overview/Comments

Approximately 1.1 acres of vacant land in prime downtown Charleston located on the corner of Meeting and Woolfe St.

This property can go up to 8 stories - the portion directly on Meeting St can go up to 5 stories.

Property is currently split zoned between GB and LI. The General Business (GB) District allows a broad range of commercial uses and activities. It is the most intensive commercial zoning district. Prohibited uses include junk and salvage yards, storage yards (except for vehicles and boats), automotive repair shops, gasoline service stations, veterinary clinics, and stables are permitted only as special exceptions subject to the approval of the Board of Zoning Appeals.

The Light Industrial, LI District allows most commercial uses and low impact industrial uses which are compatible with surrounding commercial districts. More intensive industrial and manufacturing uses are permitted as conditional uses if the uses satisfy specific performance standards. Storage yards are permitted only as special exceptions subject to the approval of the Board of Zoning Appeals.

### Property Contacts



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