



PETER FENNELLY, SIOR, MCR  
843 720 7500 DIRECT  
peter.fennelly@colliers.com

HAGOOD MORRISON, SIOR  
843 723 4265 DIRECT  
hagood.morrison@colliers.com

SIMONS JOHNSON, SIOR, MCR CCIM  
843 720 7509 DIRECT  
simons.johnson@colliers.com

**AVAILABLE: FOR LEASE OR SALE**

# **NORTH POINTE BUSINESS CAMPUS BUILDING I**

**CHARLESTON INDUSTRIAL MARKET**  
1023 NORTH POINTE INDUSTRIAL BLVD.  
HANAHAN, SOUTH CAROLINA 29410

**CLASS A | SUBDIVIDABLE**  
**350,856 SF**



**SUPERIOR LOCATION.  
FUNCTIONAL AND FLEXIBLE FACILITY.**



# NORTH POINTE BUSINESS CAMPUS PLAN



## DIVERSE TENANT BASE

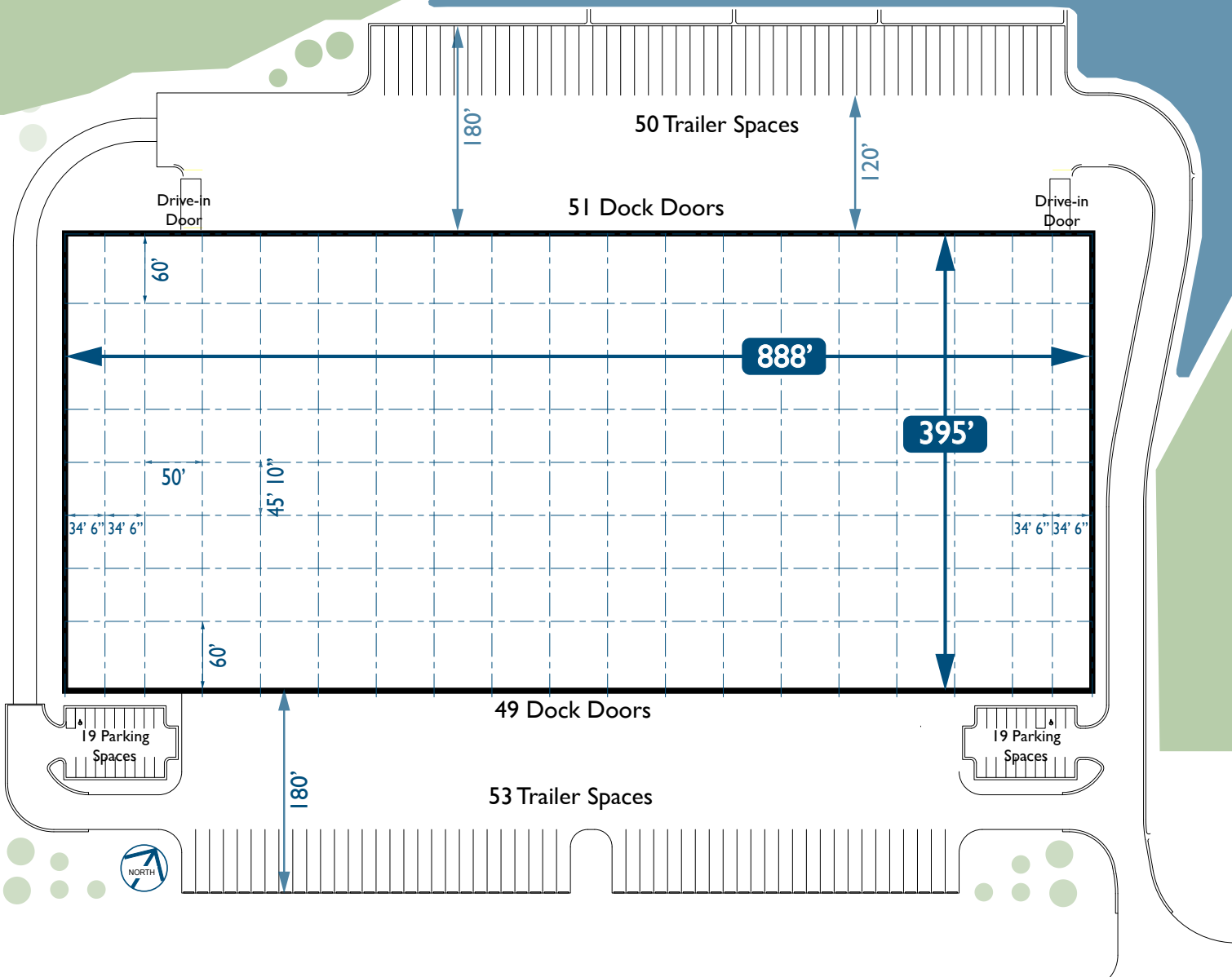
- The park appeals to a wide variety of companies including logistics companies, aerospace and automotive suppliers, defense contractors and light manufacturers.

## SUPERIOR LOCATION

- Close proximity to all shipping terminals, Boeing, Daimler and Volvo
- Four-lane access from 526
- Multiple routes to I-26

## READY WORKFORCE

- North Rhett location offers easy access to an abundant labor supply.
- Tanner Plantation located South of the park offers retail and restaurant amenities with quality housing at a variety of price points.



## BUILDING SPECIFICATIONS

Building Type:	Cross-Dock	Truck Court:	180'
Building Size:	350,856 SF	Trailer Parking:	103
Construction:	Architectural Tilt Up Concrete	Dock Doors:	100 (9' x 10')
Building Length:	888'	Drive-in Doors:	Two (2) ramps (12' x 14' doors)
Building Depth:	395'	Column Spacing:	50' W x 45' 10" D
Clear Height:	32'		50' W x 60' D at loading bays
Sprinkler:	ESFR	Slab:	6" 4,000 psi

## DISTANCE from **NORTH POINTE BUSINESS CAMPUS** to:

I-26: 4.5 MILES

I-526: 4.6 MILES

I-95: 43.5 MILES

NORTH CHARLESTON  
TERMINAL: 5.3 MILES

CHARLESTON INTERNATIONAL  
AIRPORT: 8.8 MILES

WANDO WELCH  
TERMINAL: 14 MILES

BOEING INTERIORS  
RESPONSIBILITY CENTER:  
10.6 MILES

VOLVO MANUFACTURING  
FACILITY: 28 MILES

DAIMLER VANS  
MANUFACTURING: 10.5 MILES

BOEING FINAL  
ASSEMBLY: 8.2 MILES

SPAWAR: 5.5 MILES

NORFOLK  
SOUTHERN &  
CSX HUBS: 6.3 MILES

BOSCH PLANT: 11.5 MILES



 **Port of Charleston Terminals**



PETER FENNELLY, SIOR, MCR  
843 720 7500 DIRECT  
peter.fennelly@colliers.com

HAGOOD MORRISON, SIOR  
843 723 4265 DIRECT  
hagood.morrison@colliers.com

SIMONS JOHNSON, SIOR, MCR CCIM  
843 720 7509 DIRECT  
simons.johnson@colliers.com

**AVAILABLE: FOR LEASE OR SALE**

## **NORTH POINTE BUSINESS CAMPUS BUILDING I**

**CHARLESTON INDUSTRIAL MARKET**  
1023 NORTH POINTE INDUSTRIAL BLVD.  
HANAHAN, SOUTH CAROLINA 29410

**CLASS A | SUBDIVIDABLE**  
**350,856 SF**

