



Flex/Industrial Space for Sublease

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Price:

\$12.00/SF

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779 St James Avenue
Goose Creek, SC 29445

Flexible Industrial Space with Essential Amenities for Sublease in Goose Creek

This ±15,000 square foot property at 779 St. James Ave in Goose Creek offers versatile space ideal for various business needs. Constructed of durable metal in 2000 and renovated in 2018, the facility features ±7,000 square feet of warehouse space complemented by ±8,000 square feet of flexible use areas. With four drive-ins, one dock, and a truck well equipped with a sump pump, logistical operations are streamlined for efficiency. The property boasts a generous clear height of ±20 feet and is outfitted with wet sprinklers for added safety. Essential utilities including heating, lighting, sewer, and water are readily available, making this space move-in ready. Additionally, it includes valuable amenities such as a forklift with charging station, racking, and a vacuum system, catering to operational needs with convenience.

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For Sublease

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Available SF	±15,000 SF (±7,000 SF of warehouse/±8,000 SF flex space)
Construction	Metal
Year Built	2000
Year Renovated	2018
Drive-ins	4
Docks	1
Truck Well	1 w/ sump pump
Clear Height	20'
Sprinklers	Wet
Power	270/480 single phase
Utilities	Heating, Lighting, Sewer, Water
Other	Comes with forklift/forklift charging station, racking, vacuum system

