

1.37 ACRES PRIME CORNER LOT

FOR SALE

INVESTMENT OR END USER

\$445,000

2050 ASHLEY RIVER ROAD CHARLESTON, SC 29407

EXCELLENT DEVELOPMENT OPPORTUNITY WITH STRONG VISIBILITY AND FLEXIBLE ZONING



Jillian Weatherford, CCIM

KW COMMERCIAL[®]

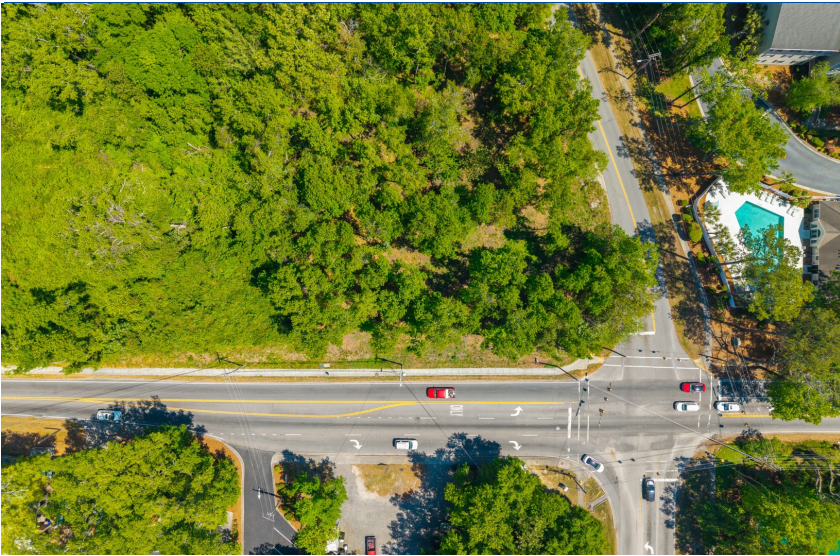
(843)209-2410:cell

jillian@jillianweatherford.com

2050 ASHLEY RIVER ROAD

CHARLESTON

SOUTH CAROLINA



- ± 1.37 Acres | ± 0.77 Acres High Ground — Development-ready site with significant usable acreage
- 21,800 VPD | Signalized Intersection — Excellent visibility and traffic exposure
- Strategic Corner Location — Ashley River Rd & William Kennerty Dr in West Ashley
- Flexible LB Zoning (STR Overlay) — Ideal for medical, multifamily, office, and commercial uses



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