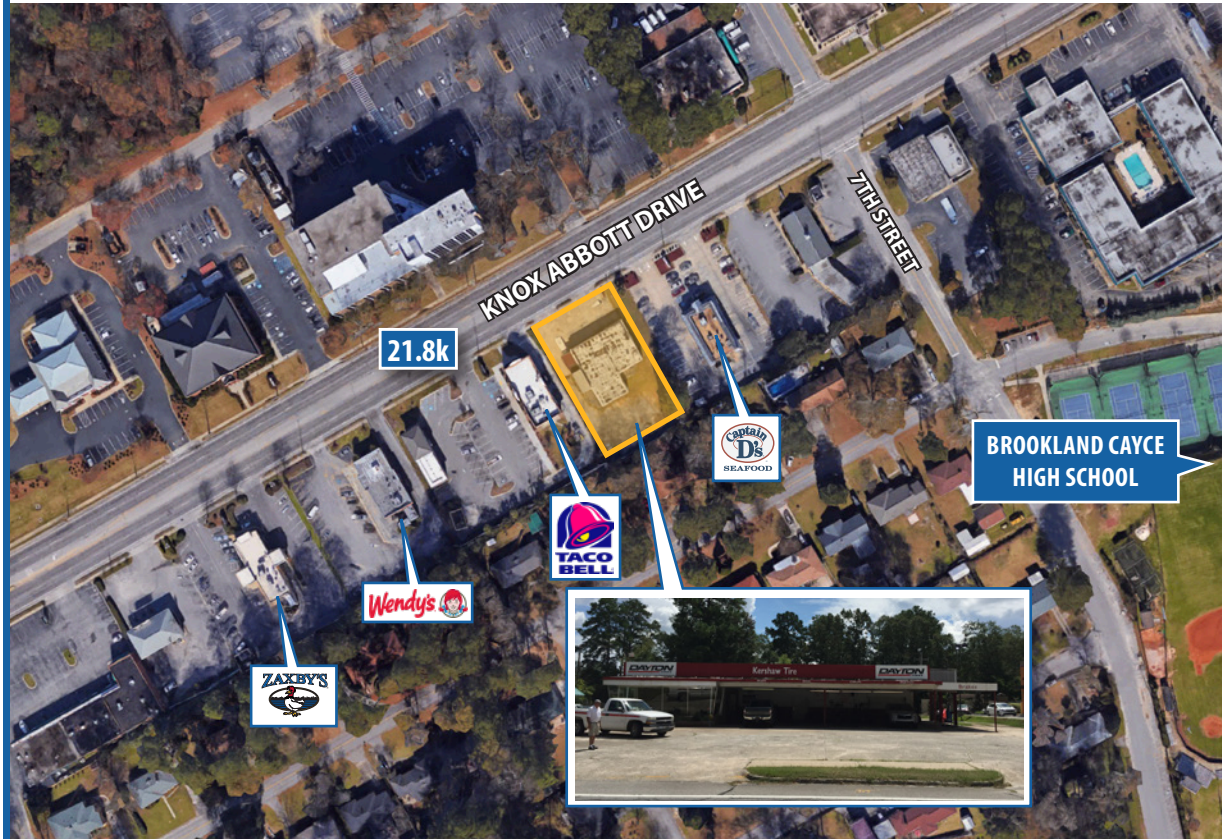




## SITE AVAILABLE | ±0.4 ACRES

727 KNOX ABBOTT DRIVE | CAYCE, SOUTH CAROLINA 29033



### AVAILABLE SPACE

Existing 3,500 SF building on ±0.4 acres  
for sale or lease

### RATES | NNN & PRICE

Sales Price: \$425,000 | Lease Rate \$12/SF

### TRAFFIC COUNTS

Knox Abbott Drive: 21,800 AADT

Source: South Carolina DOT, 2016

### PROPERTY INFORMATION

- Prime property available for lease or purchase along highly trafficked Knox Abbott Drive in the key retail district “below” 12th Street
- Dual ingress/egress access points to main road
- Close proximity to numerous national retailers including Walmart Neighborhood Market, Dunkin Donuts, Taco Bell, Wendy’s, Zaxby’s, Red Lobster and Captain D’s

### DEMOGRAPHICS (based on 2017 data)

Variable	Community Population	RTA
2017 Population	13,808	84,679
Average HH Income	\$54,670	\$59,186
Median Age	38.1	36.2

\* RTA – Retail Trade Area; the geographic area from which retailers derive approximately 80-85% of their business.

### CONTACT

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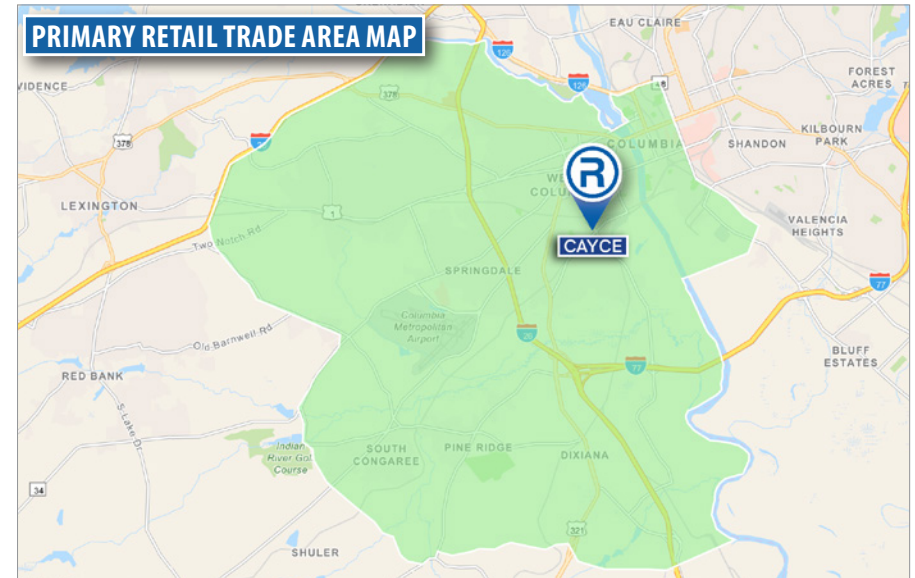
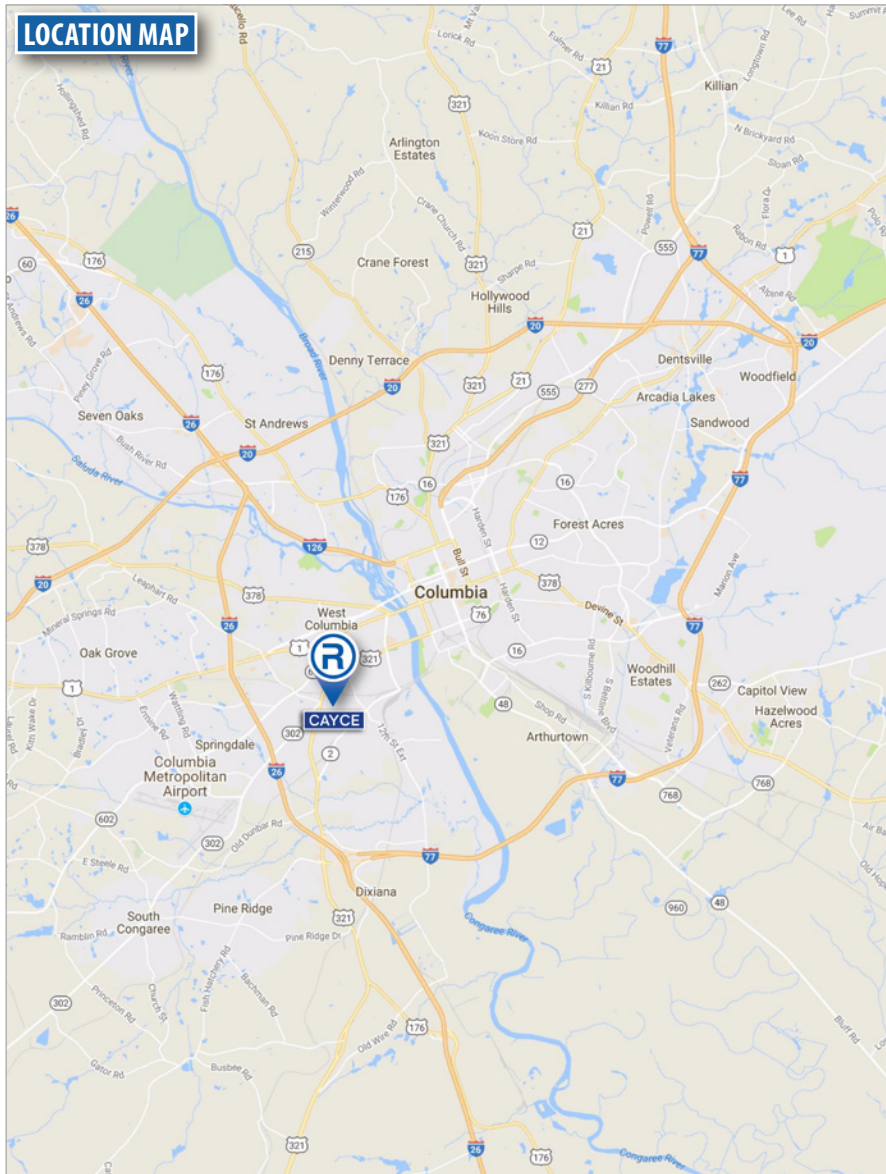
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