

PORT CHARLESTON

Spec Class A Industrial Developments in the Port of Charleston Market Area / www.PortCharlestonDC.com

JEDBURG ZONE

Charleston Trade Center

Developer: Hillwood Investment Properties
Total Project: 9,000,000sf in 13 buildings.
Construction: 515,380sf delivered in 2009.
 Expandable to 1,029,690sf.
Location: I-26 mm 196. Interstate frontage.
Truck Turns: 4-5/day from the Port of Charleston.
Contact: Thomas Buist / 843-725-7200
TBuist@BarkleyFraser.com
 Mike Ferrer / 843-725-7200
MFerrer@BarkleyFraser.com
Online: www.BarkleyFraser.com
www.Hillwood.com

Omni Industrial Park

Developer: Trammel Crow
Total Project: 3,000,000sf
Construction: 500,000sf delivered in 2009.
 Expandable to 700,000sf.
Location: I-26 mm 195. Interstate frontage.
Truck Turns: 4-5 /day from the Port of Charleston.
Contact: Bob Barrineau / 843-577-1157
Robert.Barrineau@cbr.com
Online: www.TrammelCrow.com

Jedburg Commerce Park

Developer: Johnson Development Associates
Total Project: 2,000,000sf
Available: 98,000sf.
Construction: 260,000sf delivered in 2009.
Location: I-26 mm 195. Interstate frontage.
Truck Turns: 4-5/day from the Port of Charleston.
Contact: Josh Jones / 843-853-0105
JJones@JohnsonDevelopment.net
Online: www.JohnsonDevelopment.net

Rockefeller FTZ

Developer: Rockefeller Group Development
Total Project: 2,700,000sf
Construction: 400,000+ sf delivered in 2009.
Location: I-26 mm 196. Interstate frontage.
Truck Turns: 4-5/day from the Port of Charleston.
Contacts: Peter Fennelly / 843-425-0186
PFennelly@ColliersKeenan.com
 Hagood Morrison / 843-270-5719
HMorrison@ColliersKeenan.com
 Simmons Johnson / 843-557-4047
SJohnson@ColliersKeenan.com
Online: www.Colliers.com/markets/Charleston

Palmetto Commerce Park

Developer: Pattillo Construction
Total Project: 1,900,000sf
Available: 142,026 sf. Expandable to 600,000sf.
Location: Palmetto Commerce Parkway, North Charleston.
Truck Turns: 5-6/day from the Port of Charleston.
Contacts: Peter Anderson / 904-394-4562
PAnderson@PattilloConstruction.com
Online: www.PattilloConstruction.com

McQueen Park

Developer: Quattlebaum Development
Total Project: Not yet specified.
Construction: 150,000sf delivered in 2009/2010.
 Expandable to 500,000sf.
Location: I-26 mm 194. Jedburg Road.
Truck Turns: 4-5/day from the Port of Charleston.
Contacts: Scott Quattlebaum / 843-856-0799
Scottplane@aol.com
Online: www.qdveco.com

CAINHOY ZONE

Charleston Regional Business Center

Developer: Childress Klein Properties
Total Project: 1,100,000sf in 4 buildings.
Available: 365,000sf in 2 buildings.
Construction: 280,000sf delivered in 2009.
Location: Clements Ferry Road.
Truck Turns: 6-8/day from the Port of Charleston.
Contacts: Peter Fennelly / 843-425-0186
PFennelly@ColliersKeenan.com
 Hagood Morrison / 843-270-5719
HMorrison@ColliersKeenan.com
 Simmons Johnson / 843-557-4047
SJohnson@ColliersKeenan.com
Online: www.Colliers.com/markets/Charleston

NORTH CHARLESTON ZONE

North Pointe Industrial Park

Developer: Lauth Properties
Total Project: 790,000sf in 2 buildings.
Construction: 390,000sf delivered in 2009.
 400,000 planned for 2010.
Location: North Rhett Avenue, Hanahan.
Truck Turns: 6-8/day from the Port of Charleston.
Contacts: Peter Fennelly / 843-425-0186
PFennelly@ColliersKeenan.com
 Hagood Morrison / 843-270-5719
HMorrison@ColliersKeenan.com
 Simmons Johnson / 843-557-4047
SJohnson@ColliersKeenan.com
Online: www.Colliers.com/markets/Charleston

Charleston TradePort

Developer: Pattillo Construction
Total Project: Not yet specified.
Construction: 224,000sf delivered in 2009.
Location: Cypress Garden Road, Berkeley Cty.
Truck Turns: 4-5/day from the Port of Charleston.
Contacts: Peter Anderson / 904-394-4562
PAnderson@PattilloConstruction.com
Online: www.PattilloConstruction.com

ORANGEBURG ZONE

Orangeburg Industrial Park

Developer: Miller Valentine
Total Project: 300,000sf.
Available: 150,000sf.
Location: I-26 exit 154. Interstate frontage.
Truck Turns: 3/day from the Port of Charleston.
Contact: Chuck Salley / 803-401-4266
CSalley@ColliersKeenan.com
 Hagood Morrison / 843-270-5719
HMorrison@ColliersKeenan.com
Online: www.Colliers.com/markets/Charleston

World Trade City

Developer: World Trade City Orangeburg, LLC
Location: I-26 exit 159. Interstate frontage.
Truck Turns: 3/day from the Port of Charleston.
Project Data: Up to 5,000 acres for distribution, manufacturing and permanent trade show exhibition facilities.
Contact: Jimmie Gianoukos / 843-214-1700
JimmieG@ATSinc.net

Jafza South Carolina

Developer: Jafza U.S.A.
Total Project: 4,100,000 sf.
Construction: 950,000 sf by 2012.
Location: I-95 mm 97. Interstate frontage.
Truck Turns: 3/day from the Port of Charleston.
Rail: On site rail. CSX.
Project Data: Distribution center and intermodal logistics center development.
Contact: Drue Fitzgerald
Drue.Fitzgerald@Jafza-USA.com

MIDLANDS ZONE

Carolina Pines

Developer: Kirco Development Company
Total Project: 368,000sf.
Construction: 184,000sf delivered in 2009.
Location: I-77 mm 24.
Truck Turns: 1-2/day from the Port of Charleston.
Rail: On site. Norfolk Southern.
Contact: Chuck Salley / 803-401-4266
CSalley@ColliersKeenan.com
Online: www.Colliers.com/markets/Columbia

UPSTATE ZONE

The High Project

Developer: Johnson Development Associates
Total Project: 2,714,000 sf.
Available: 342,000sf. Expandable to 614,000sf.
Location: I-26 exit 16. Interstate frontage.
Truck Turns: 1/day from the Port of Charleston.
Rail: On site rail. Norfolk Southern.
Contact: Brian Nash / 864-594-5803
BNash@JohnsonDevelopment.net
Online: www.JohnsonDevelopment.net

Additional Resources

The projects listed in this document feature speculatively-built, class A industrial properties. There are many sites across South Carolina that would make excellent locations for industrial projects, but do not involve speculative construction at this point in time. For more information on the full portfolio of industrial sites in South Carolina please visit the links below.

SC Department of Commerce

For comprehensive industrial site searches:
www.SCCommerce.com

Port of Charleston main website:

www.PortCharleston.com

Port of Charleston distribution center website:

www.PortCharlestonDC.com

Charleston Regional Development Alliance:

www.CRDA.org

Central SC Alliance:

www.CentralSC.org

Upstate Alliance:

www.UpstateAlliance.com

Northeast Strategic Alliance:

www.SCBusinessCorner.com

Port of Charleston sales: **1-800-382-1721**.