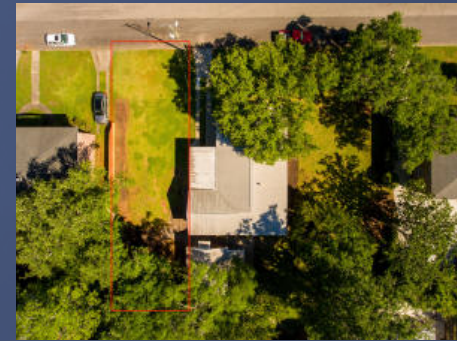


# VACANT LOT DOWNTOWN!

Reduced \$25k



## 179 3rd Avenue

Wagener Terrace • Charleston, SC 29403

MLS# 21013008 • \$425,000

Gorgeous views of the marsh and Ashley River with mind blowing sunsets surrounded by 100+ year Live Oaks. This exclusive SFH lot is adjacent to Lowndes Grove Plantation (current Netflix Hit TV series Outer Banks filmed) and the only one available in the highly sought after downtown area of Historic Wagener Terrace. The lot is nestled in the most peaceful and private area of downtown Charleston. A once and last in lifetime opportunity to build your Southern Charmed Dream Home in the Heart of America's #1 City and live in this private, prestigious, and historic location. Walking distance to Hampton Park and the Citadel. Easy bike to upper peninsula shops and restaurants. Won't last long in this market! Plats and house plans in documents.

**Michael Dew**

○ 843-769-5100

M 843-870-7000

michaeldew@gmail.com

www.michaeldewrealestate.com



AgentOwned Charleston Group  
902 Savannah Hwy  
Charleston, SC 29407  
Real Estate • Mortgage  
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