



Sunbeam Road



FOR LEASE

220 SUNBEAM ROAD

Spartanburg, South Carolina

±9,052 SF WAREHOUSE FACILITY

LYONS

INDUSTRIAL PROPERTIES

SALES • LEASING • DEVELOPMENT

CORFAC INTERNATIONAL



EXECUTIVE SUMMARY

- 9,052 SF warehouse facility available
- Located along the business 85 corridor in Spartanburg, SC
- 22,500 VPD along Business 85
- 0.7 acres of paved laydown yard
- 1 mile from exit 77 on I-85

SNAPSHOT

Address:	220 Sunbeam Road Spartanburg, SC
Tax ID:	7-04-00-024.03
County:	Spartanburg County
Property Type:	Warehouse
Available Space:	± 9,052 SF
Lease Rate:	Call for pricing

For more information, please contact:

Joe Lomady • 864.787.3781 • joe@lyonsindustrial.com

PROPERTY SPECS

Address: 220 Sunbeam Road, Spartanburg, SC

Tax Map ID: 7-04-00-024.03 (Spartanburg County)

Building SF: ± 9,052

Warehouse SF: ± 7,650

Office SF: ± 1,402

Land: ± 2 Acres

Clear Height: 14'

Dock Doors: 2

Drive-In Doors: 2

Power: 3 Phase

Wall Type: Brick

Foundation Type: Concrete

Lighting: Fluorescent



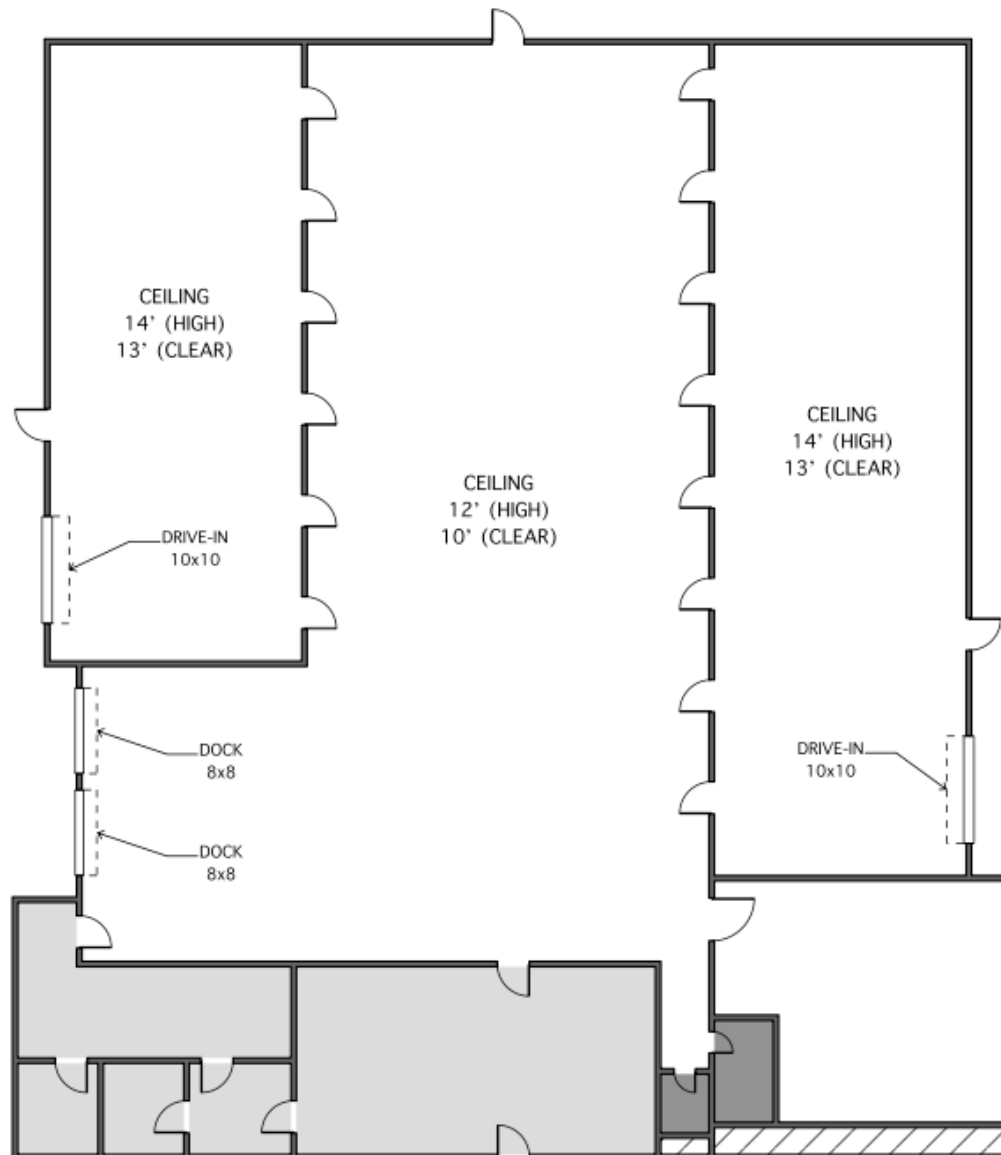
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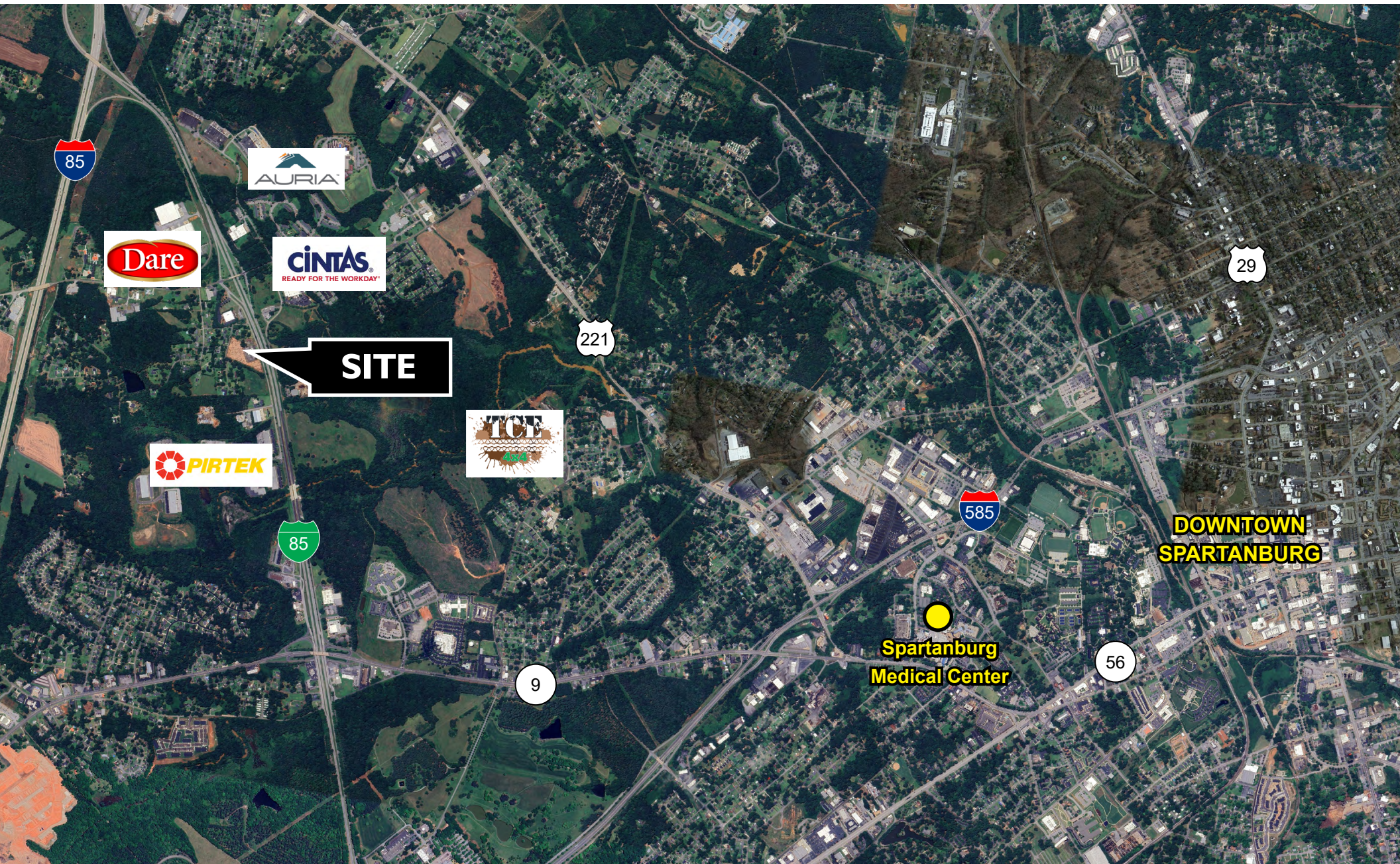
OFFICE
1,402 +/- SQFT

WAREHOUSE
7,650 +/- SQFT

TOTAL
9,052 +/- SQFT

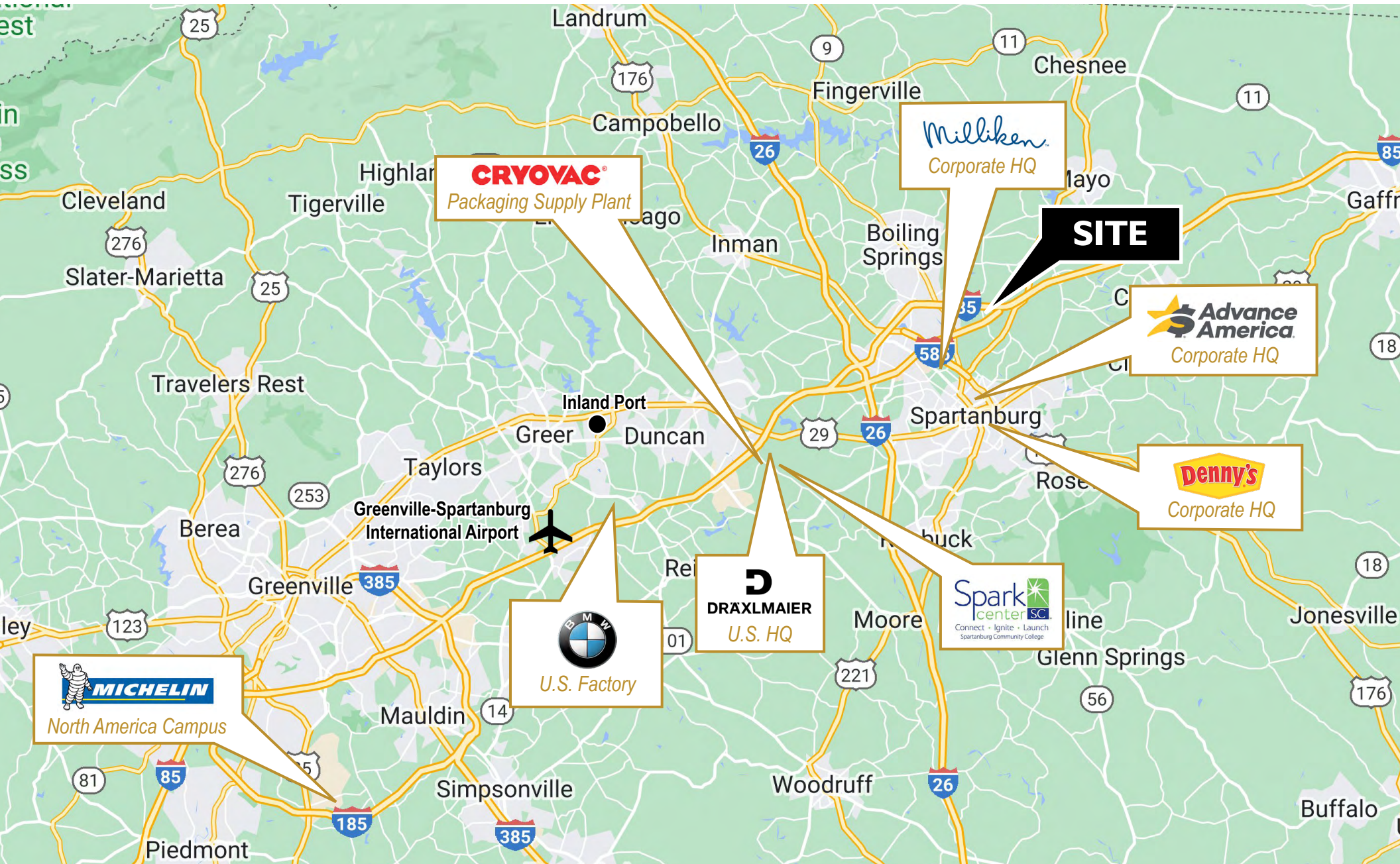
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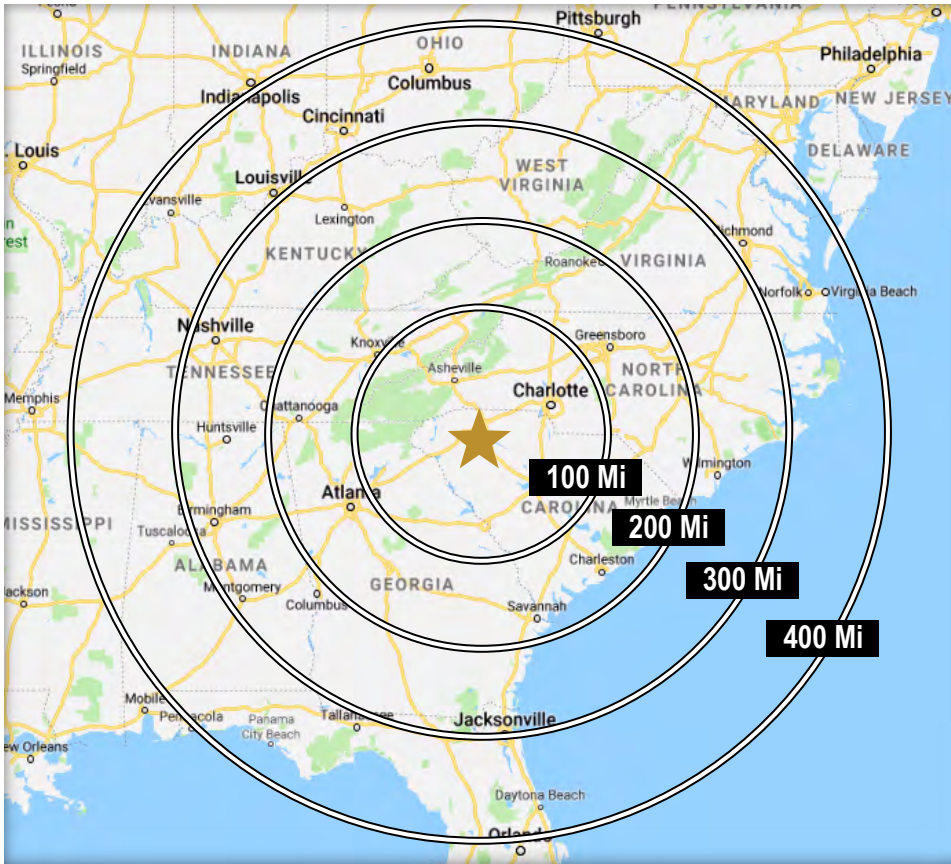
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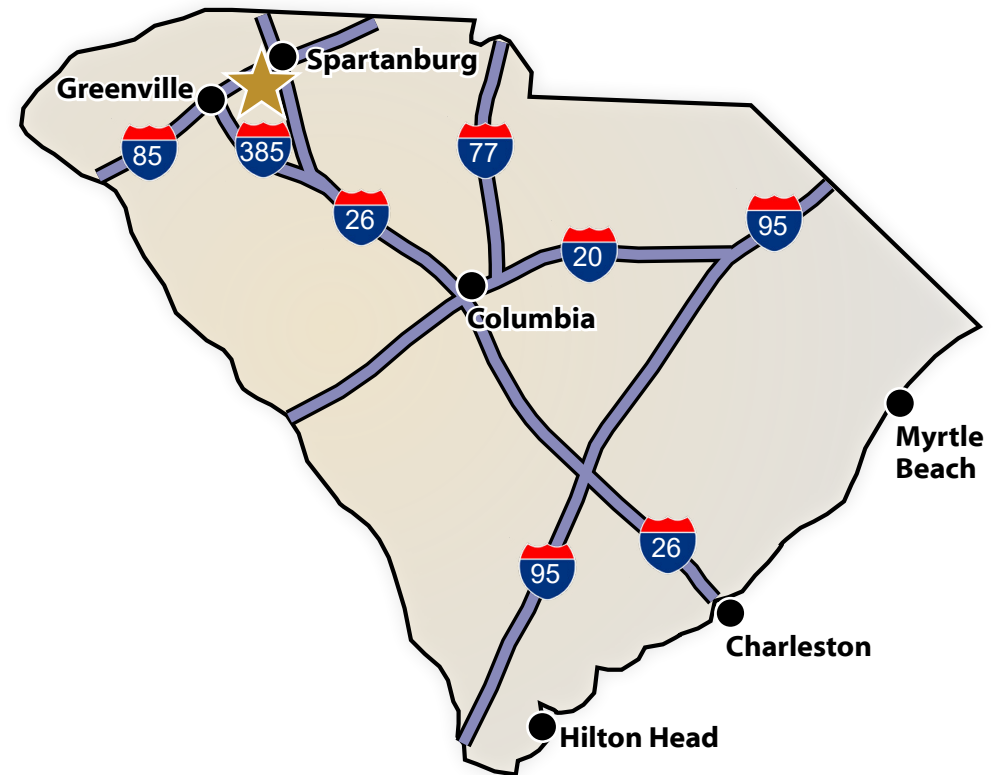
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DRIVE TIMES IN SOUTH CAROLINA

I-85	2 Min	Spartanburg	13 Min
I-26	6 Min	Greenville	25 Min
I-385	18 Min	Columbia	1 Hr 33 Min
I-20	1 Hr 24 Min	Charleston	3 Hr 11 Min
I-77	1 Hr 27 Min	Hilton Head	3 Hr 48 Min
I-95	2 Hr 15 Min	Myrtle Beach	3 Hr 59 Min



DRIVE TIMES TO U.S. MAJOR CITIES

Charlotte, NC	1 Hr 45 Min	Cincinnati, OH	6 Hr 37 Min
Atlanta, GA	2 Hr 33 Min	Washington DC	7 Hr 16 Min
Raleigh, NC	3 Hr 41 Min	Mobile, AL	7 Hr 21 Min
Nashville, TN	5 Hr 26 min	Orlando, FL	7 Hr 33 Min
Jacksonville, FL	5 Hr 35 Min	Columbus, OH	7 Hr 59 Min
Richmond, VA	5 Hr 29 Min	Pittsburgh, PA	8 Hr 12 Min
Louisville, KY	6 Hr 31 Min	Indianapolis, IN	8 Hr 19 Min

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