



10,000sf located half mile from I-85, exit 35, Piedmont, SC.
Clear height and ground level door sizes afford many uses.
18' eave height, 22' center height, 14' x 22' GLD's, ext. dock.
14,000sf secured laydown yard.
Currently 6832sf warehouse, 3168sf office, 320sf mezz.,
however can be reportioned to suit tenant's needs.
120/208V 3Ph 200A electrical service, T8 lighting.

CONTACT

Glenn Batson 864-630-4311
gbatson@spencerhines.com

 POWER BROKER

Rate: \$9.50sf NNN
NNN: approx. \$1.68sf

Also available (12,000sf)
at 110 Prosperity Blvd
Currently all office but will
reportion as needed.
Rate is negotiable.

WWW.SPENCERHINES.COM

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS
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