

## For lease: industrial building

Cedar Lane Business Park  
1317 Cedar Lane Rd | Greenville, SC



## ±4,950 sf flex/industrial building with large finished office

- Convenient location less than 3 miles to downtown Greenville
- Signage opportunity
- Conditioned office and warehouse
- 11'6" ceiling height
- Two 10x10 grade-level/drive-in doors
- Layout to be reconfigured to ±2,500 sf warehouse with ±2,500 office; can be adjusted to suit tenant's need
- Perfect space for restoration business, small trade shop, or clothing company

### Get more information

**Tiernan Armstrong**

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**Rob Howell**

Principal  
+1 404 493 3904



**For lease**

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### Offering summary

Lease rate	\$12/sf/yr, NNN
Building size	±4,950 SF
Available sf	±4,950 SF
Year built	2006
Zoning	S1

### Property description

Unlock the potential of your business at Cedar Point Business Park, an exceptional industrial warehouse park located in the heart of Greenville, SC. This property is in a prime location, just minutes from downtown Greenville and north of I-85. This flex-industrial product type with limited supply remains in high demand for small businesses across the Upstate, Perfect for businesses that need a convenient, centrally located location with excellent access to transportation and amenities.



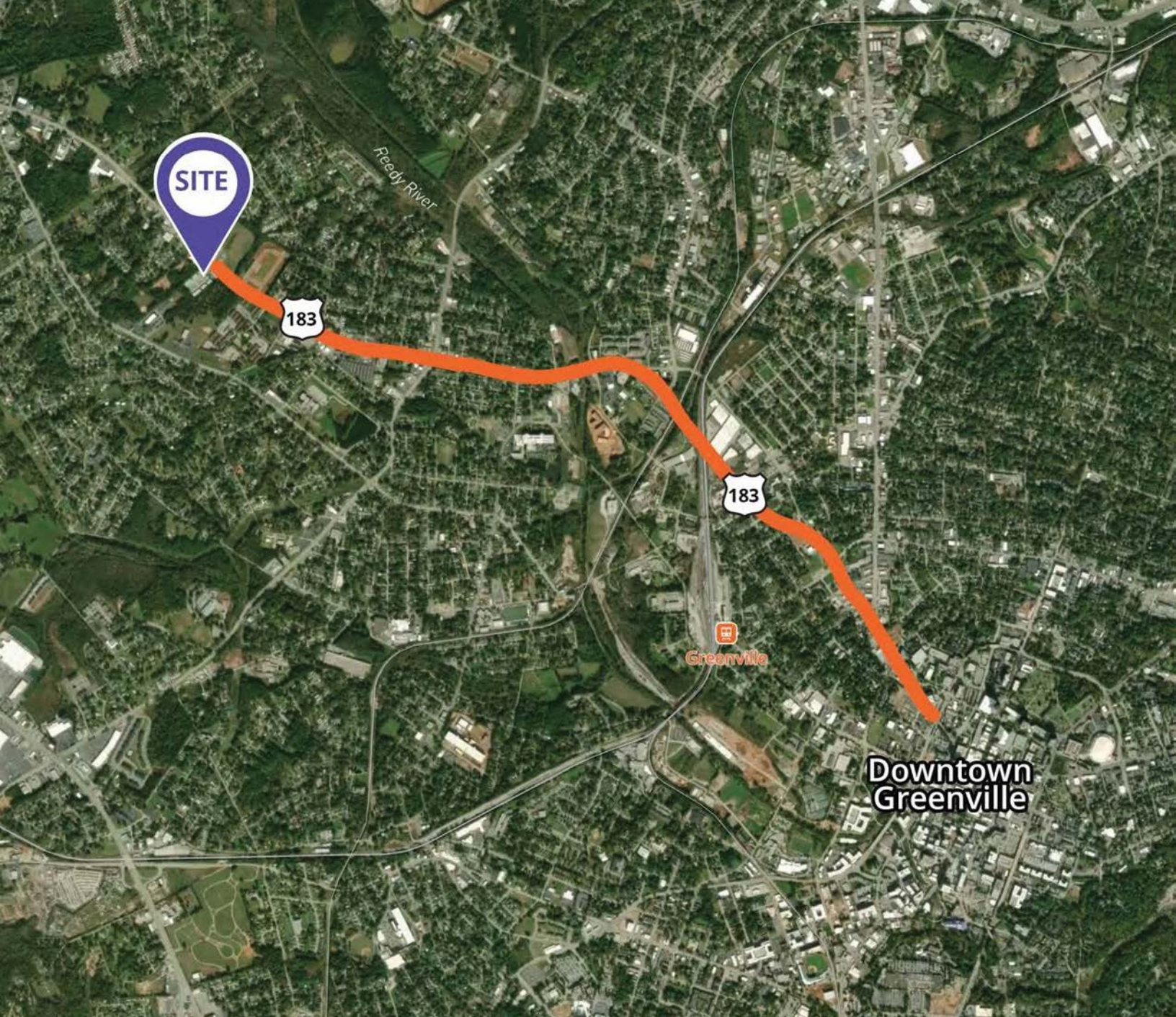
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# Location map

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