

FOR LEASE

±1,000 SF Flex/Warehouse Space



3545 Dreher Shoals Road
Irmo, SC 29063



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Property Highlights

- Office & bathroom: ±200 SF
- Warehouse: ±800 SF
- Ceiling Heights: ±16'
- 1 Drive-in Door (10x12')
- Great road frontage
- ±1.5 miles to I-26
- ±4 miles to downtown Irmo
- ±6 miles to Columbiana
- ±8 miles to downtown Chapin

Offering Summary

Lease Rate:	\$14/SF
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Lease Type:	NNN
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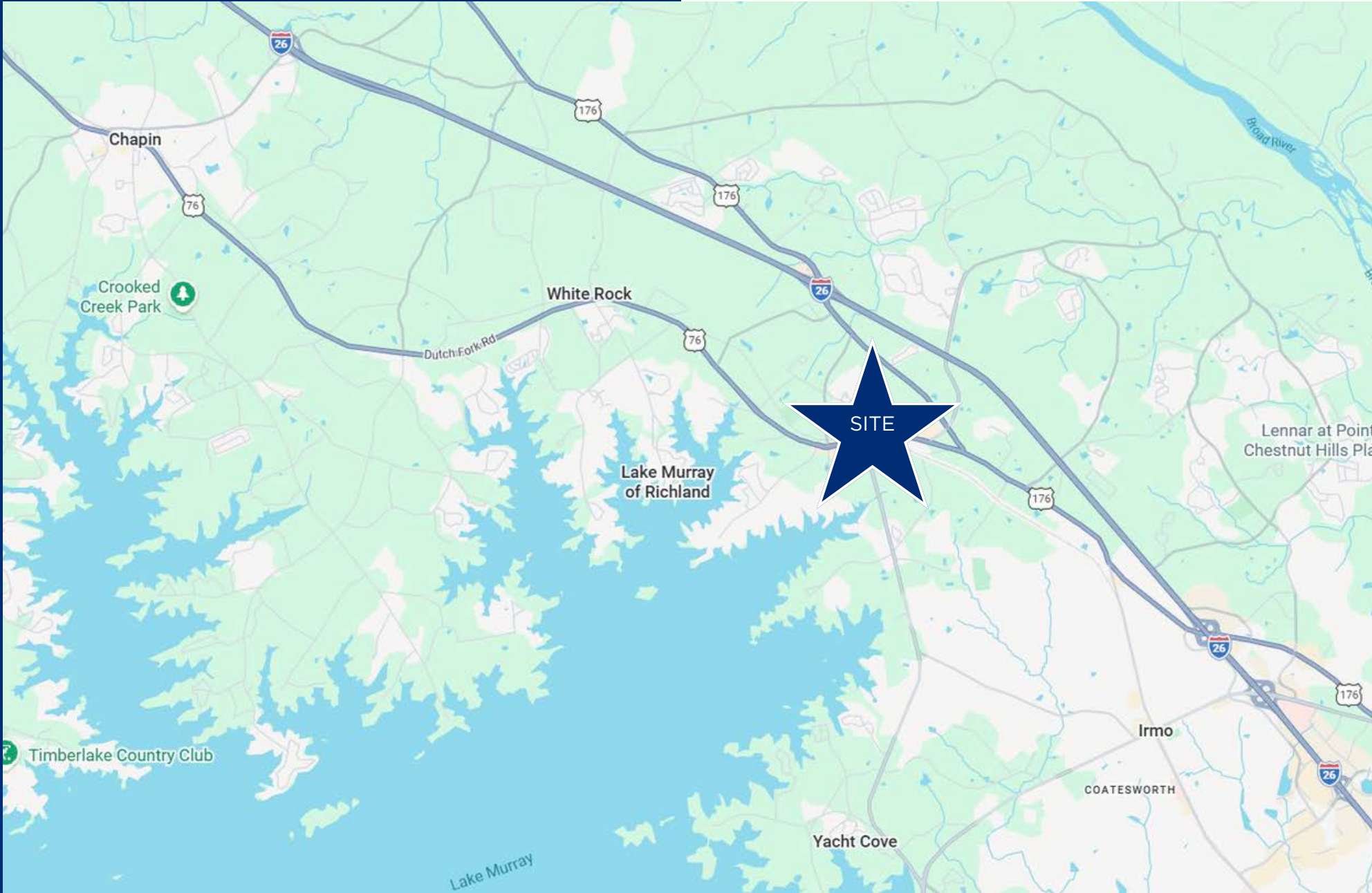
Lease Term:	Negotiable
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Acreage, taxes, utilities and lot dimensions to be verified by Buyer and/or Buyers agent



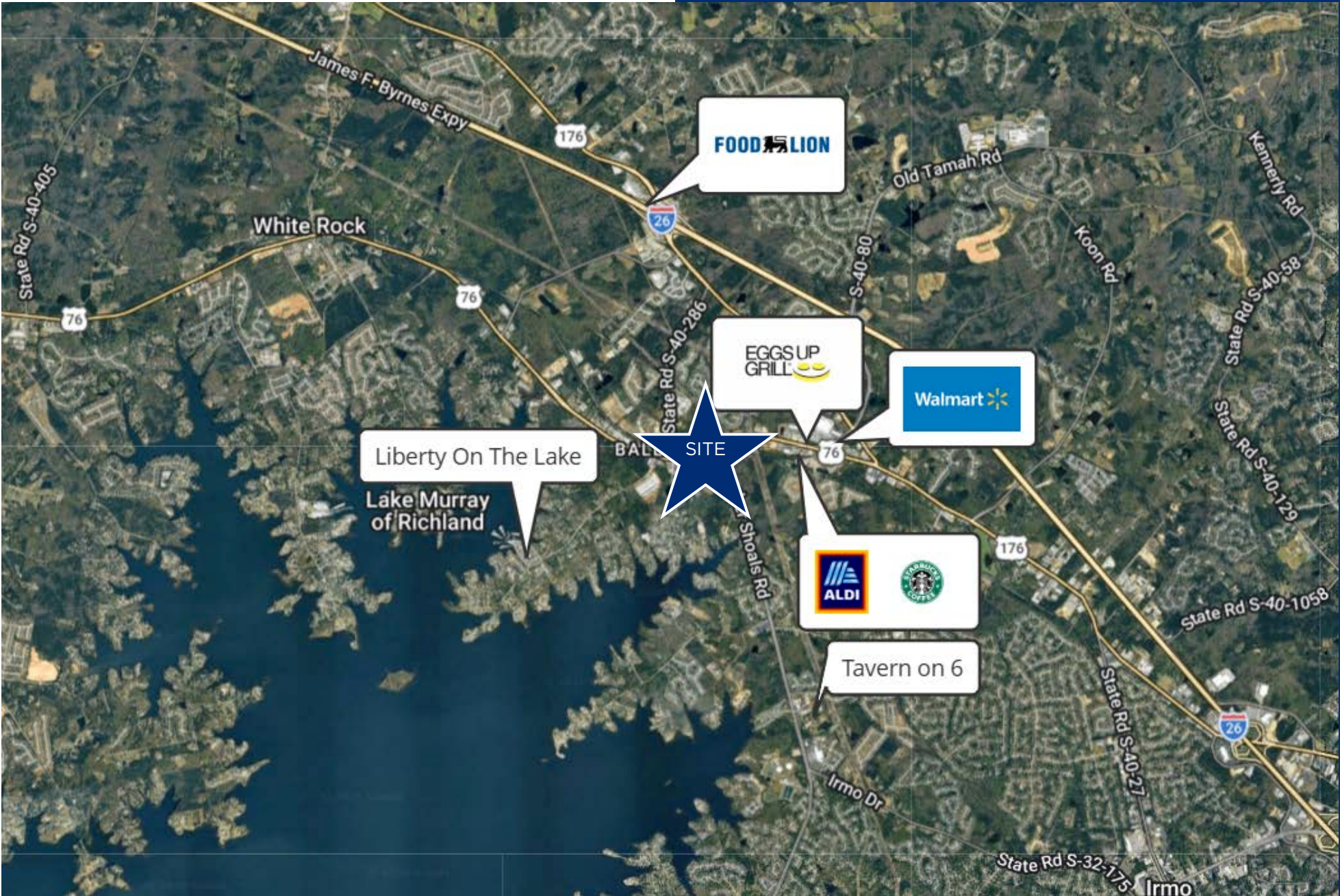
Aerial Map

Irmo, SC



Local Amenities and Retailers

Irmo, SC



Contact Information

Reedy Commercial

WE KNOW THE MARKET BECAUSE WE'RE INVESTED HERE TOO

At Reedy Commercial, we care about the why behind a commercial property as much as the what.

That's because we believe resilient communities, and portfolios that weather any market, start with people who have a vision beyond a quick profit.

Our network is as valuable as our net worth because this is our market, too.

We're invested in every asset class of commercial real estate right where our roots run deepest. That's how we uncover powerful investments in unexpected locations that yield incredible returns. It's why our clients trust us over the latest trends. And, it's what ignites our deepest passion – turning real estate investments into legacies.



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