



FOR LEASE

±3,000 SF MEDICAL OFFICE SPACE

274 B Commonwealth Drive
Greenville, SC



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

Darath Mackie
Vice President
864.337.1543
dmackie@lee-associates.com

Chris Schwab
Vice President
512.968.1252
cschwab@lee-associates.com

Interactive PDF

864.704.1040
LeeUpstate.com

LEASE RATE:

\$18.00/SF



EXAM ROOMS

3 EXAM/TREATMENT ROOMS



PRIVATE OFFICES

3 (THREE)



LAB SPACE

DEDICATED LAB SPACE

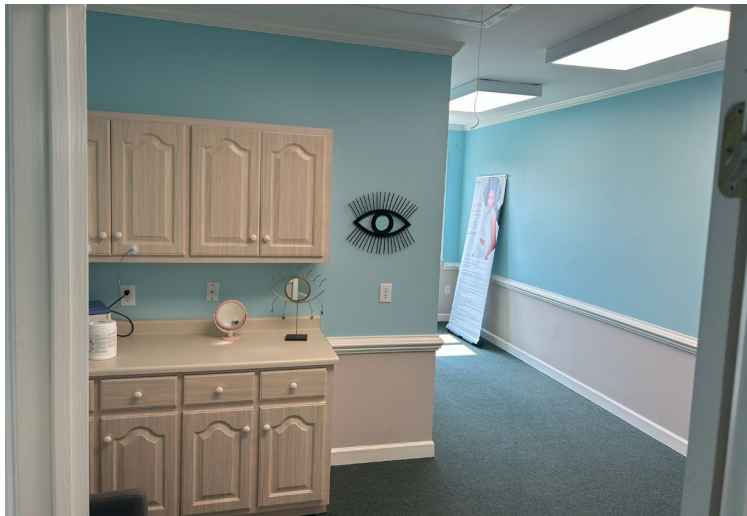


SPECIALIZED AREAS

WAITING ROOM AND RECEPTION

- **Professional Medical Layout:** Includes reception/waiting area, lab space, exam rooms, private offices, and support space
- **Strategic Greenville Location:** Easy access to I-385, Pelham Rd, and surrounding healthcare providers
- **Ample Free Surface Parking:** Convenient for patients and staff with direct building access
- **Strong Visibility:** Building signage opportunities enhance exposure

PROPERTY PHOTOS



Interactive PDF 

201 W. McBee Ave, Suite 400, Greenville, SC 29601
320 E. Main Street, Suite 430, Spartanburg, SC 29302
LeeUpstate.com | 864.704.1040



LOCATION OVERVIEW



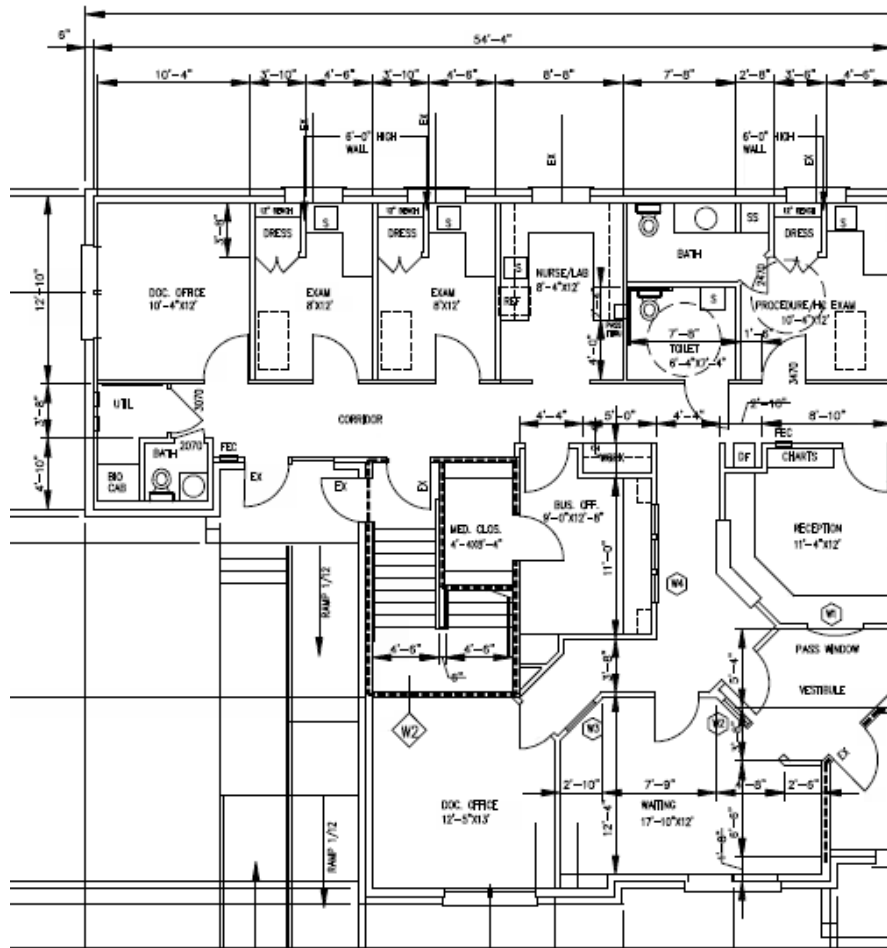
[Click Here to View the Interactive Map](#)

- 1 Epiphany Dermatology
- 2 Vital Care of Greenville
- 3 St. Francis Therapy Center
- 4 St. Francis Eastside
- 5 Prisma Health Patewood
- 6 Patewood Medical Campus
- 7 Tollison Orthodontics
- 8 Carolina Health Innovation
- 9 Advanced Hearing Solutions
- 10 Allergy Partners of the Upstate

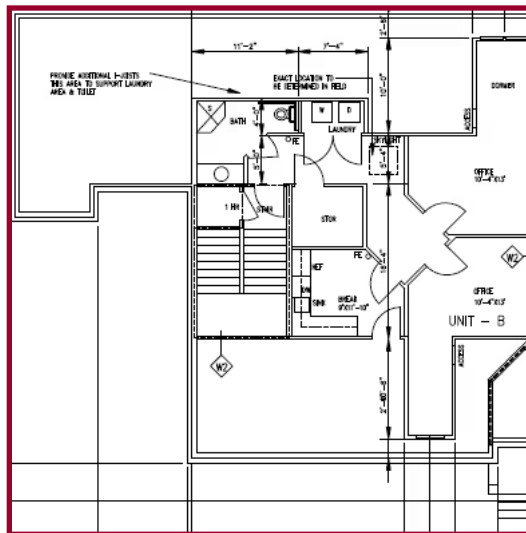
Interactive PDF 

201 W. McBee Ave, Suite 400, Greenville, SC 29601
320 E. Main Street, Suite 430, Spartanburg, SC 29302
LeeUpstate.com | 864.704.1040

FLOOR PLAN



Downstairs
Floor Plan



Upstairs
Floor Plan





Interactive PDF



LEARN MORE CALL TODAY



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

864.704.1040
LeeUpstate.com

GREENVILLE OFFICE
201 W. McBee Ave, Suite 400
Greenville, SC 29601

SPARTANBURG OFFICE
320 E. Main Street, Suite 430
Spartanburg, SC 29302

All information furnished regarding the properties and information in this packet is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.



**Darath
Mackie**



864.337.1543

Vice President
dmackie@lee-associates.com



**Chris
Schwab**



512.968.1252

Vice President
cschwab@lee-associates.com