

LEASE

THE JUDY BUILDING

389 E Henry St Spartanburg, SC 29302



OFFERING SUMMARY

Lease Type:	Gross
Building Size:	+/-5,724 SF
Lot Size:	+/-0.55 Acre
Number of Units:	9
Year Built:	1978
Zoning:	LOD Limited Office District
Market:	Greenville/Spartanburg
Submarket:	CBD

PROPERTY HIGHLIGHTS

- Multi-tenant professional office building
- Located in Spartanburg's CBD
- On-site parking
- Zoned LOD (Limited Office District)

SPACES	LEASE RATE	SPACE SIZE
Suite 104	\$1,000 per month	470 SF
Suite 105	\$1,300 per month	760 SF

Tim Satterfield
864 342 2322



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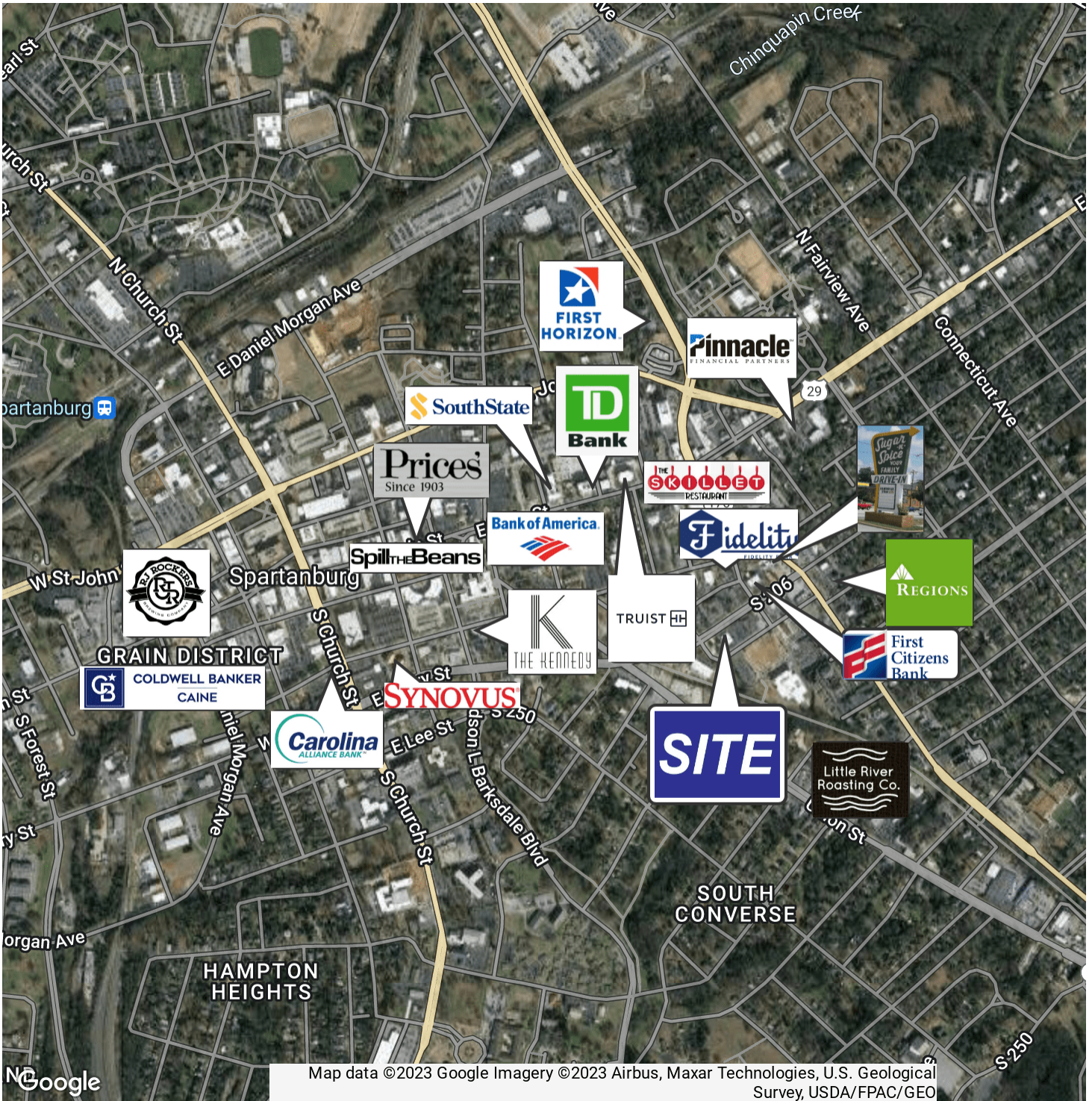


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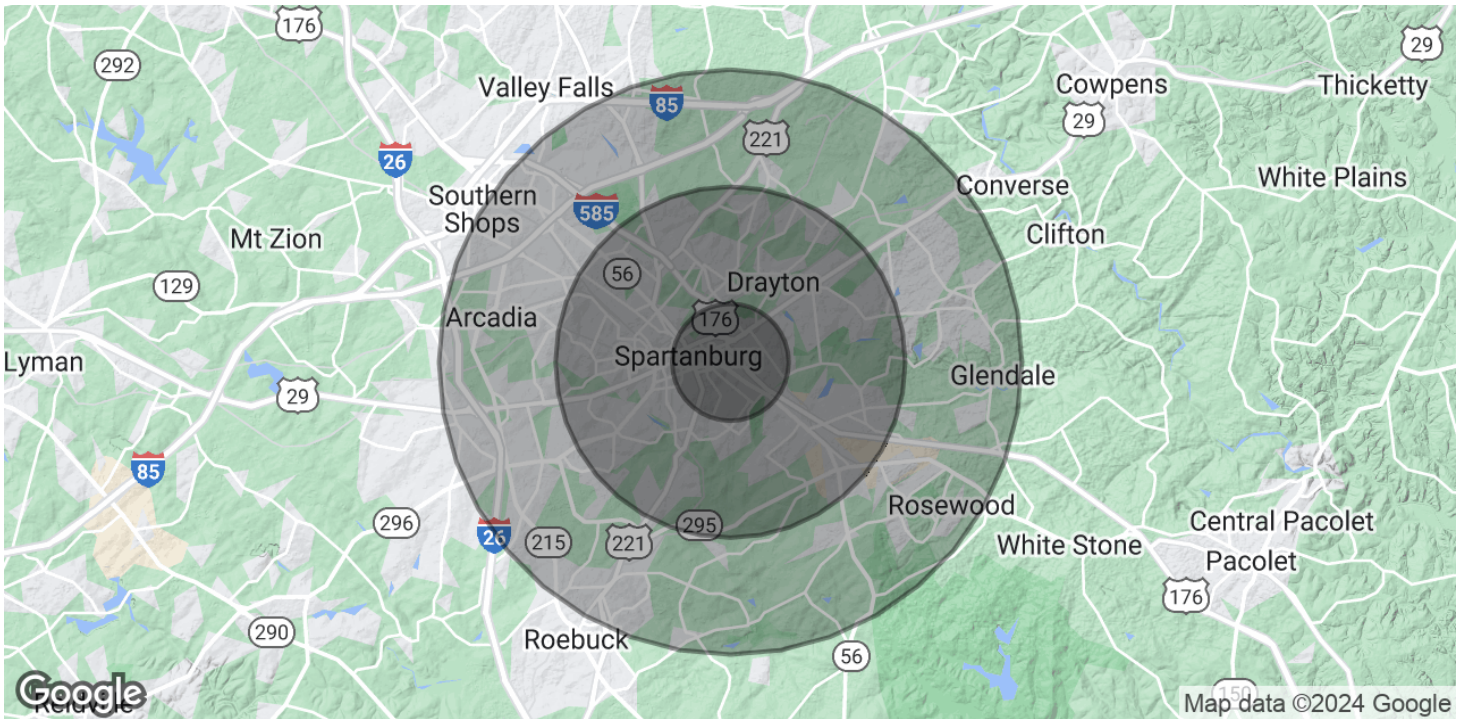


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,702	42,723	89,773
Average Age	39.8	38	36.8
Average Age (Male)	36.4	35.7	35
Average Age (Female)	40.7	40.3	38.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,136	20,227	40,051
# of Persons per HH	1.8	2.1	2.2
Average HH Income	\$54,954	\$50,382	\$52,250
Average House Value	\$149,468	\$129,792	\$133,912

* Demographic data derived from 2020 ACS - US Census

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