



FOR LEASE

±17,600 SF INDUSTRIAL OPPORTUNITY

1050 Canaan Rd.
Roebuck, SC 29376



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

Jordan Skellie, SIOR
EVP/Principal
864.238.2188
jskellie@lee-associates.com

Andrew Harrill, CCIM
Senior Vice President
864.607.7223
aharrill@lee-associates.com

PRICING/RATE:
\$7.00/SF

- 2 Docks (9' x 10')
- 1 Drive-In (12' x 12')
- Clear Span Building
- 100% HVAC
- Cold Storage: 2,800 SF

Interactive PDF



864.704.1040
LeeUpstate.com



ACREAGE
±4.43 AC



AVAILABLE SPACE
±17,600 SF



POWER
3 PHASE; 120/208V;
(800 AMPS)



OFFICE AREA
±1,000 SF

PROPERTY OVERVIEW & PHOTOS

PROPERTY NAME	1050 Canaan Road
TYPE	Industrial
TOTAL AVAILABLE SF	±17,600 SF
TOTAL BUILDING SF	±17,600 SF
TAX MAP #	6-29-00-095.01
COUNTY	Spartanburg
WAREHOUSE SF	±16,600 SF
OFFICE SF	±1,000 SF

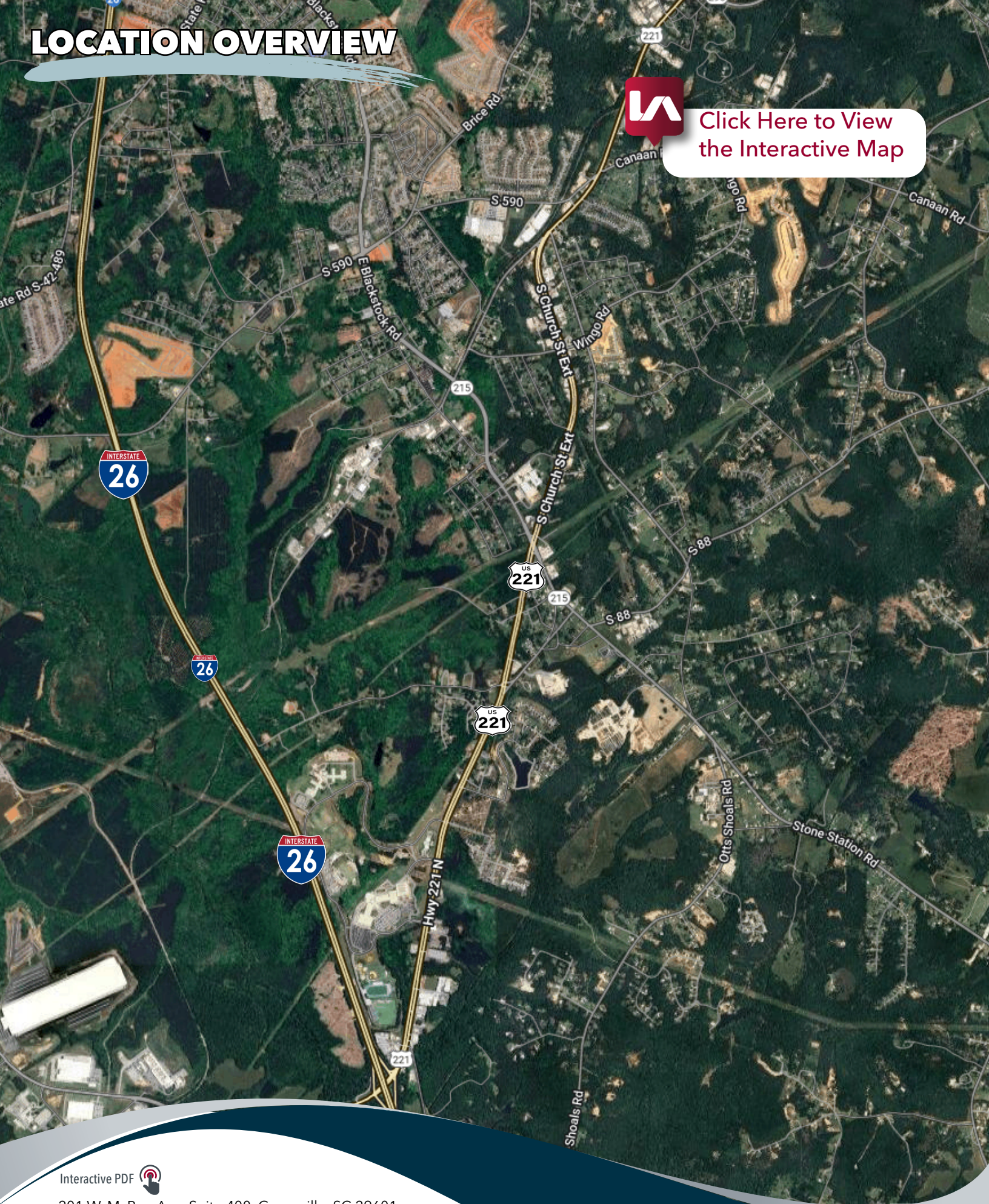
CEILING HEIGHT	13' - 16'
DOCK DOORS	2 (9' x 10')
DRIVE-IN DOORS	1 (12' x 12')
COLUMN SPACING	Clear Span
LIGHTING	LED
PARKING	16 Spaces
POWER	3 Phase; 120/208v; (800 Amps)
SPECIAL FEATURES	±2,800 SF Cooler



LOCATION OVERVIEW



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



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



LEARN MORE CALL TODAY



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

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

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