

# 1537 Lynwood Drive, Lancaster, SC 29720



## For Sale / Lease

~~\$325,000~~ \$299,000 /

**\$3,000.00 PER MONTH (NNN)**

### ±3,400 SF Light Industrial Facility for Sale or Lease

- ±3,400 SF facility situated on ±2 acres
- ±2,800 SF open air cross-dock facility with ±600 SF office space
- Improved area is fully fenced
- **New Lease: Offering \$3,400 to new Tenant for upfit & improvements**
- Located less than 30 minutes south of Rock Hill
- Zoning: GB (General Business) Lancaster County



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1501 MAIN STREET SUITE 410  
COLUMBIA, SC 29201  
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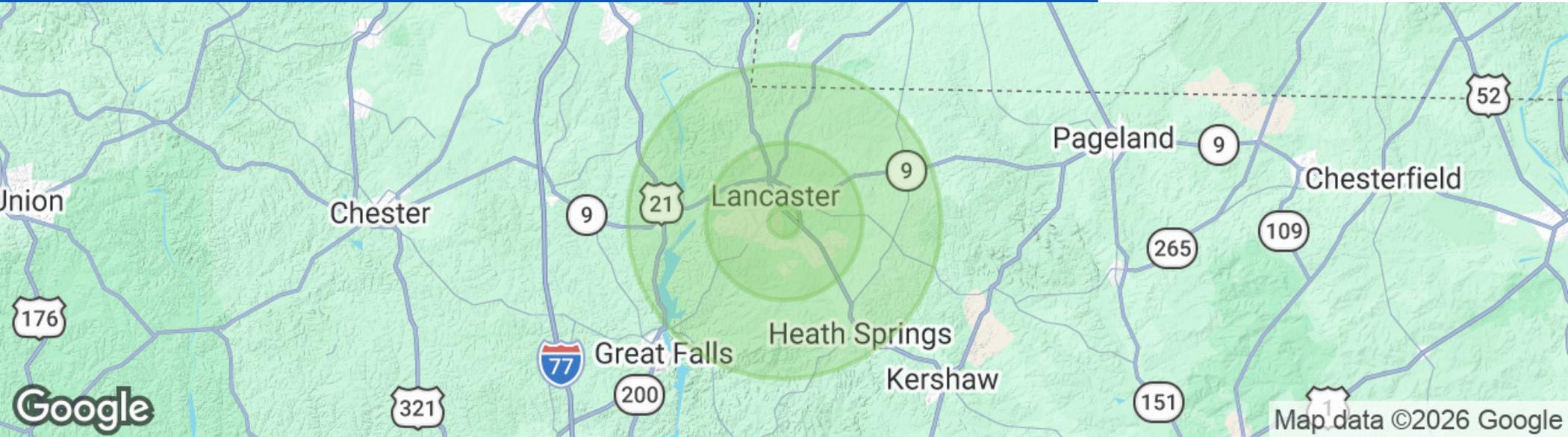
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### Population

	1 Mile	5 Miles	10 Miles
Total Population	3,123	31,398	49,283
Average Age	35.0	40.9	41.0
Average Age (Male)	37.9	41.5	40.2
Average Age (Female)	34.0	40.5	41.3

### Households & Income

	1 Mile	5 Miles	10 Miles
Total Households	1,199	12,870	20,121
# of Persons per HH	2.6	2.4	2.4
Average HH Income	\$51,843	\$54,332	\$55,640
Average House Value	\$117,850	\$128,457	\$133,535

2020 American Community Survey (ACS)



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