



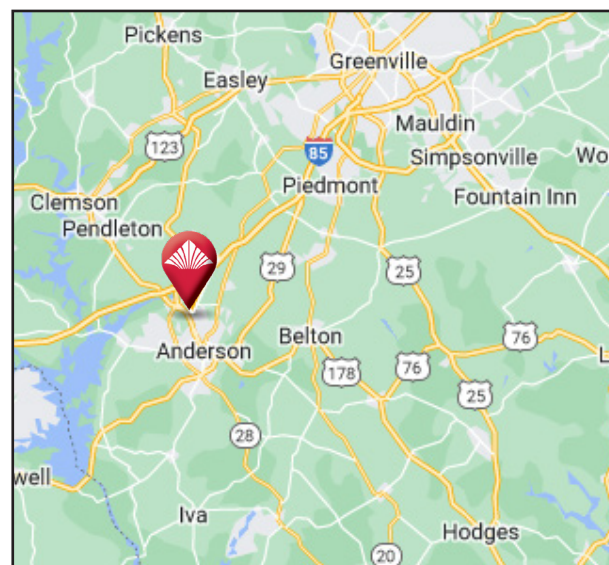
3192 N. Main St.

 ANDERSON, SOUTH CAROLINA 29621



±2,440 SF Available for Lease

- Total Building Size: ±8,000 SF
- Total Land Size: 0.62 Acres
- Sublease ending November 30, 2026
- Three Five-Year Options
- End Cap
- Patio Area Available
- Traffic Count: 32,800 VPD
- Lease Rate: \$24 PSF NNN
- TICAM = \$6.01 PSF
- Free Onsite parking
- Zoning: General Commercial, City of Anderson



CONTACT

BRAD TOY, CCIM | brad.toy@wilsonkibler.com | 864.640.7429

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864.679.8600 | WILSONKIBLER.COM

The information contained herein has been obtained from sources we believe to be reliable; however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided.

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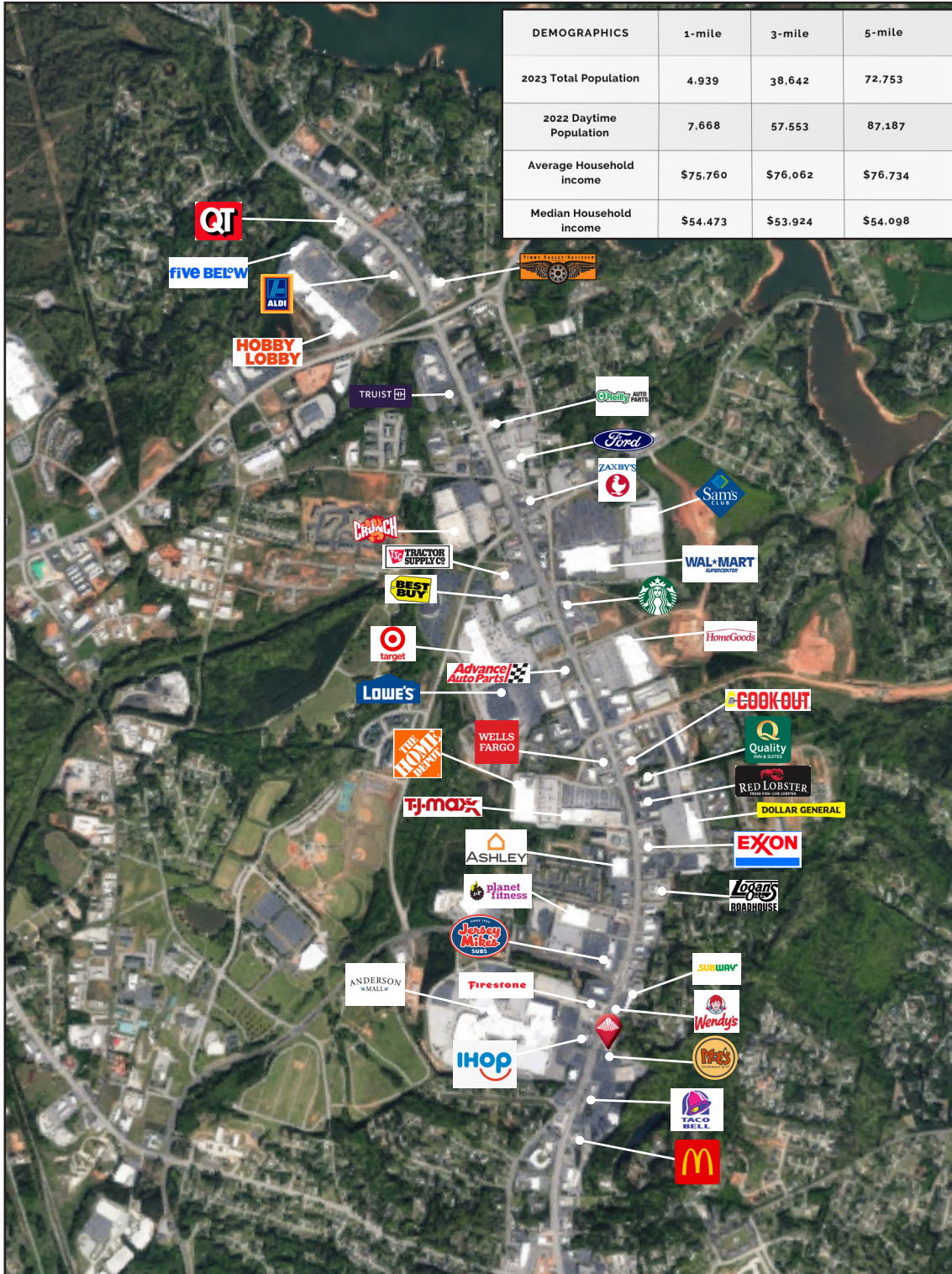
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