



FOR SALE OR LEASE

9 Ellwood Ct | Greenville, SC 29607

# 9 Ellwood Ct

Greenville, SC 29607

## Property Highlights:

- Building Size: ±13,171 SF
  - Warehouse & Showroom: ±10,393 SF
  - Office: ±2,770 SF
- 8 offices
- 1 conference room
- (1) 10'x10' drive-in door
- (1) 10'x10' dock door
- Lot Size: ±1.2 acres
- Zoning: S-1
- ±1.6 miles to I-385
- ±2.5 miles to I-85
- ±8 miles to Downtown Greenville

## Offering Summary

<b>Building Size:</b>	±13,171 SF
<b>Purchase Price:</b>	\$1,900,000
<b>Lease Rate:</b>	\$10.50/SF (NNN)

*Acresage, square footage, taxes, utilities and lot dimensions to be verified by Buyer and/or Buyer's agent.*



# Property Photos

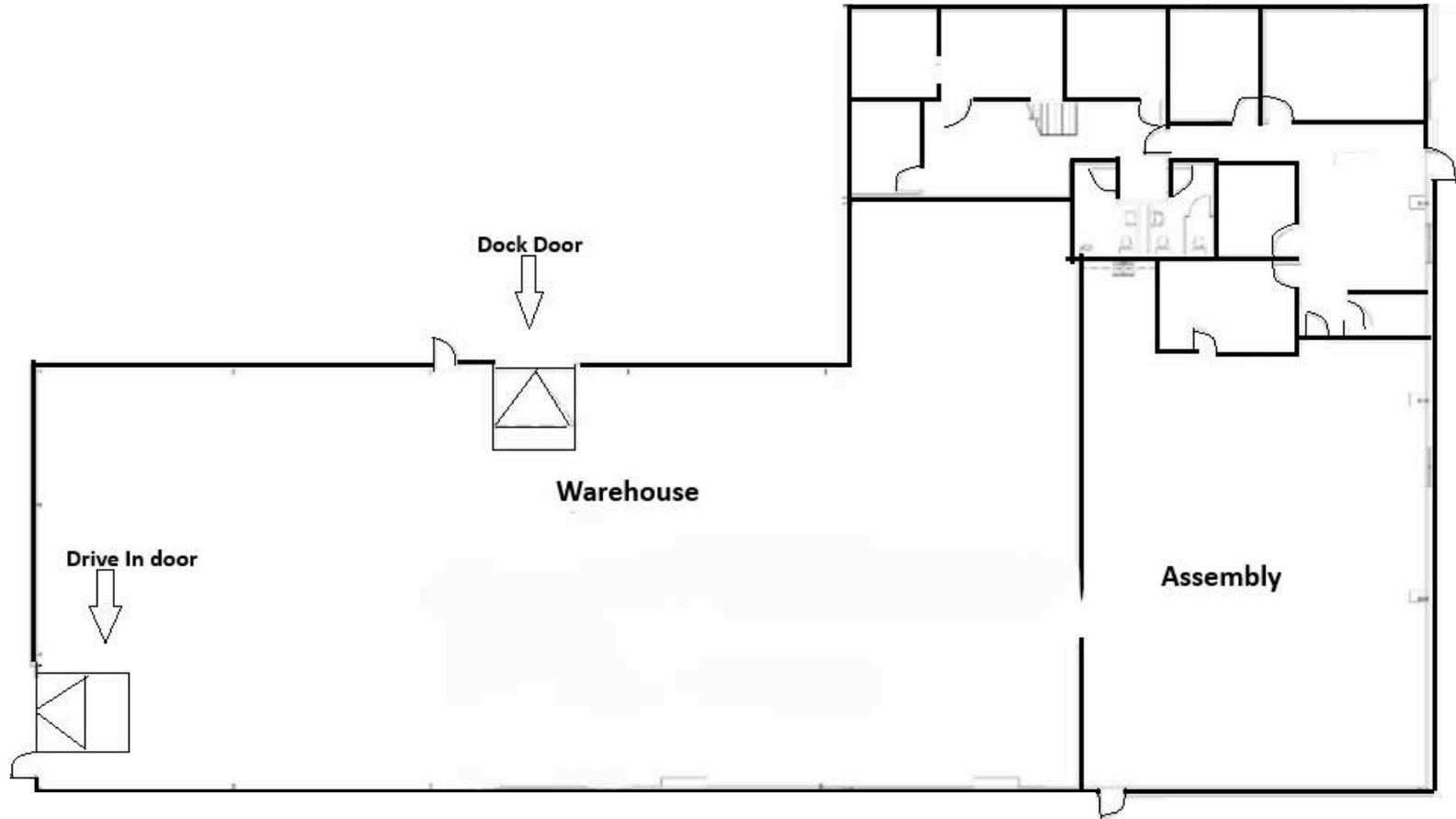
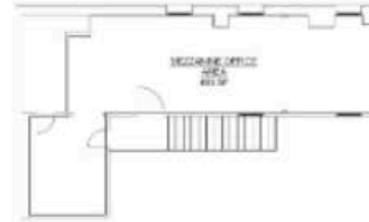
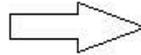


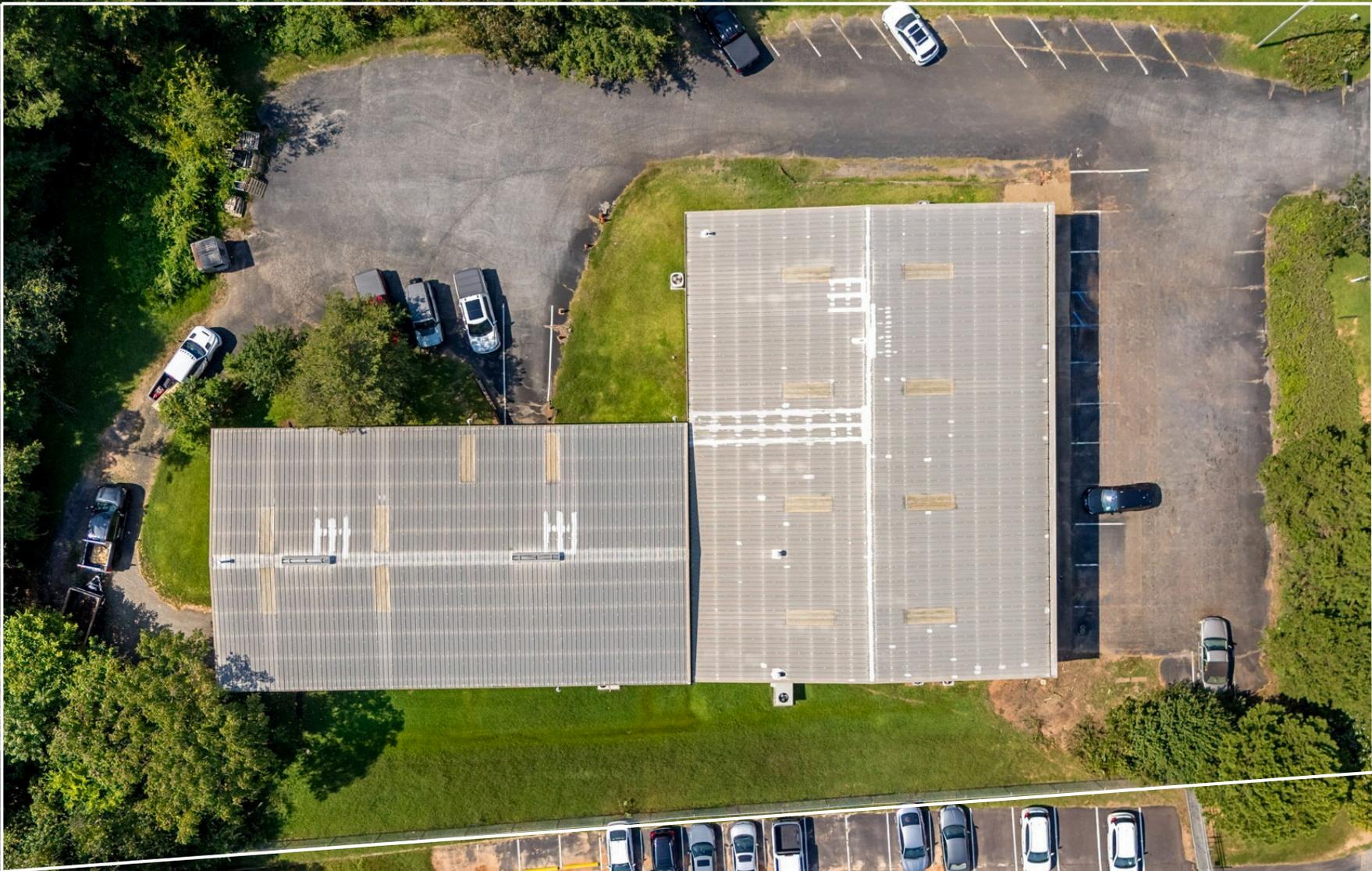
# Property Photos



# Floorplan

Upstairs Office

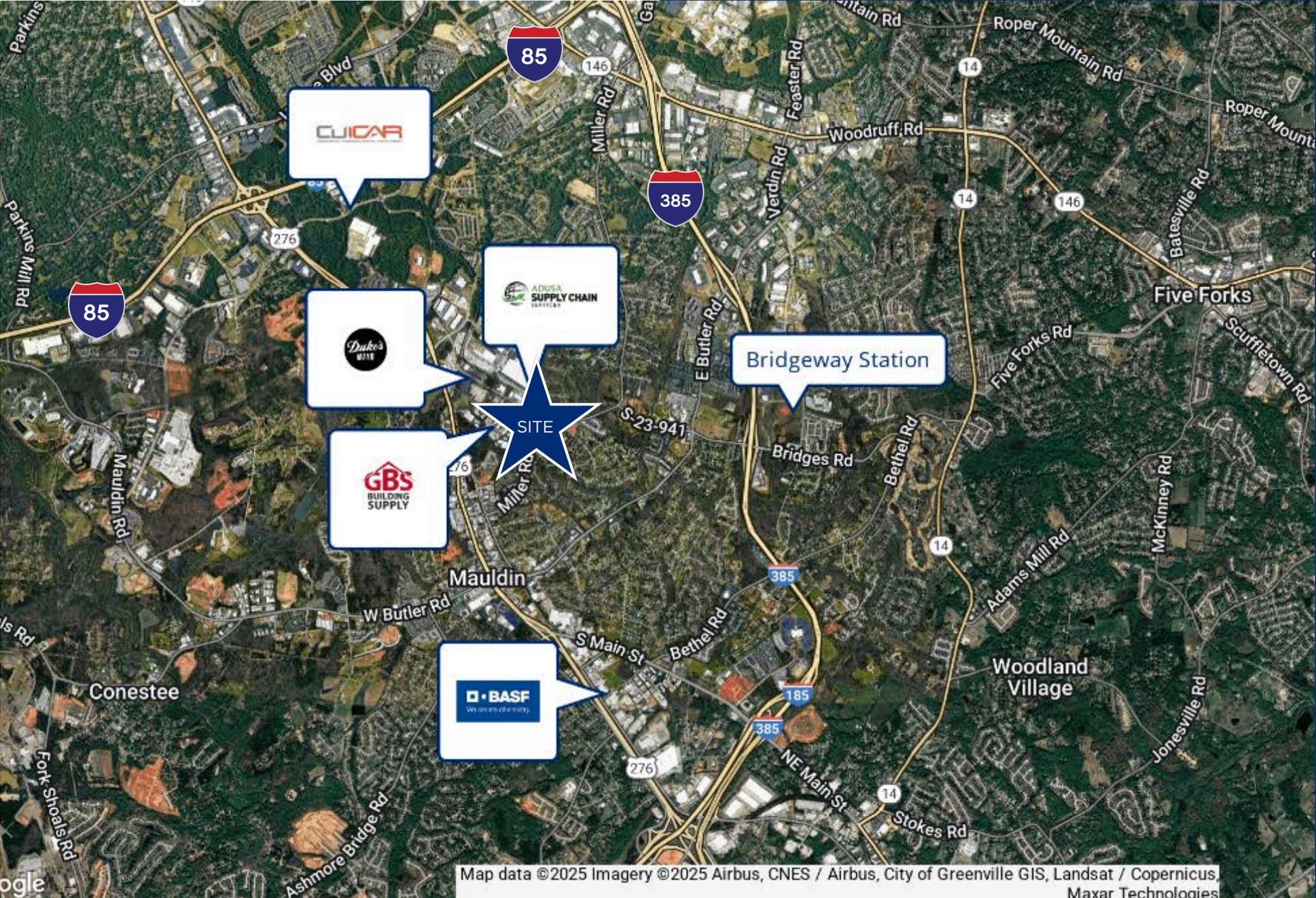




**Parcel Outline**

# Local Retailers & Amenities

Greenville, SC



Map data ©2025 Imagery ©2025 Airbus, CNES / Airbus, City of Greenville GIS, Landsat / Copernicus, Maxar Technologies

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# Contact Information

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Reedy Commercial

## WE KNOW THE MARKET BECAUSE WE'RE INVESTED HERE TOO

At Reedy Commercial, we care about the why behind a commercial property as much as the what.

That's because we believe resilient communities, and portfolios that weather any market, start with people who have a vision beyond a quick profit.

Our network is as valuable as our net worth because this is our market, too.

We're invested in every asset class of commercial real estate right where our roots run deepest. That's how we uncover powerful investments in unexpected locations that yield incredible returns. It's why our clients trust us over the latest trends. And, it's what ignites our deepest passion – turning real estate investments into legacies.



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