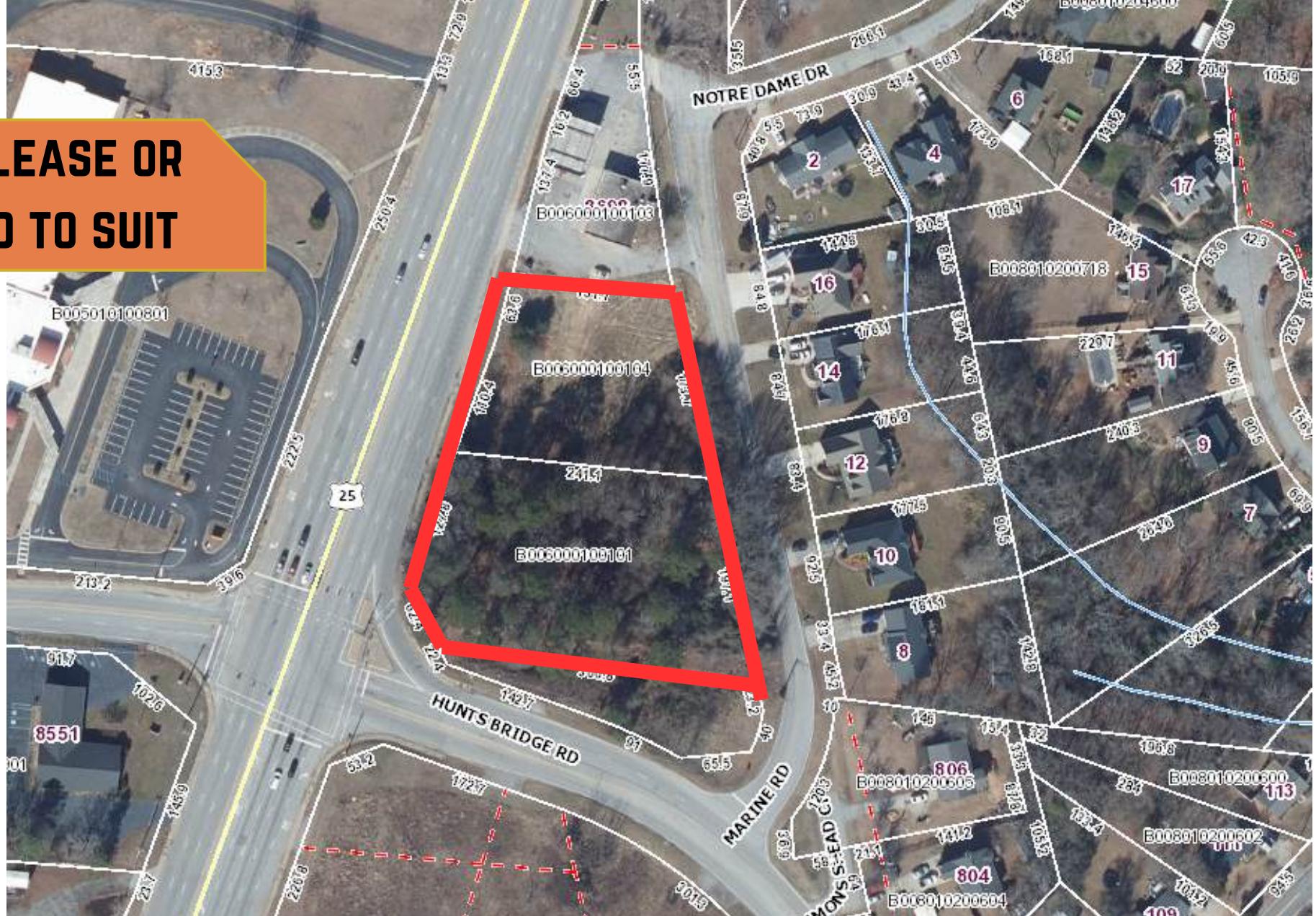


FOR LEASE OR
BUILD TO SUIT

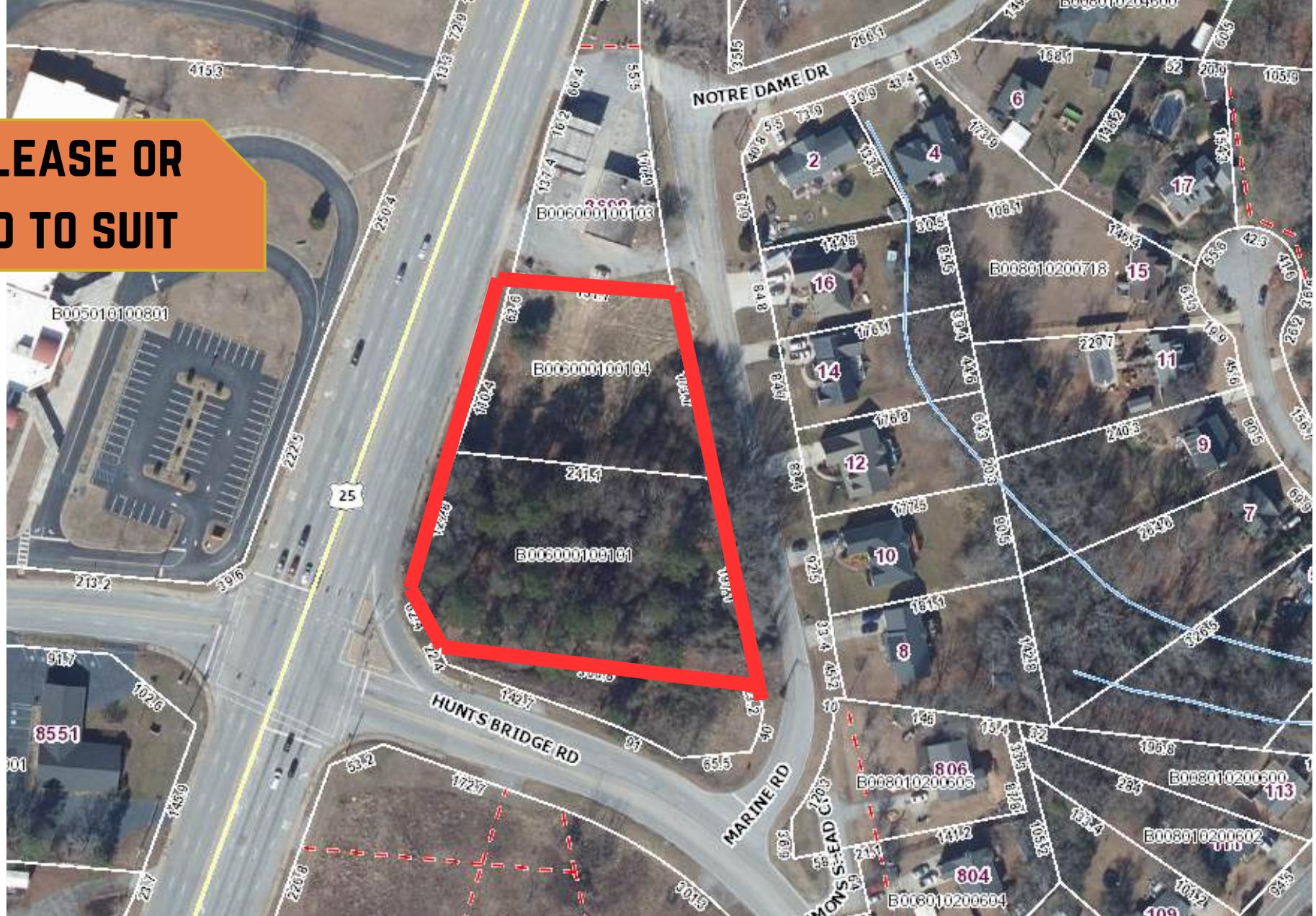


1.82 Acres on White Horse
and Hunts Bridge



Watershed

FOR LEASE OR
BUILD TO SUIT



1.82 Acres on White Horse
and Hunts Bridge



Watershed

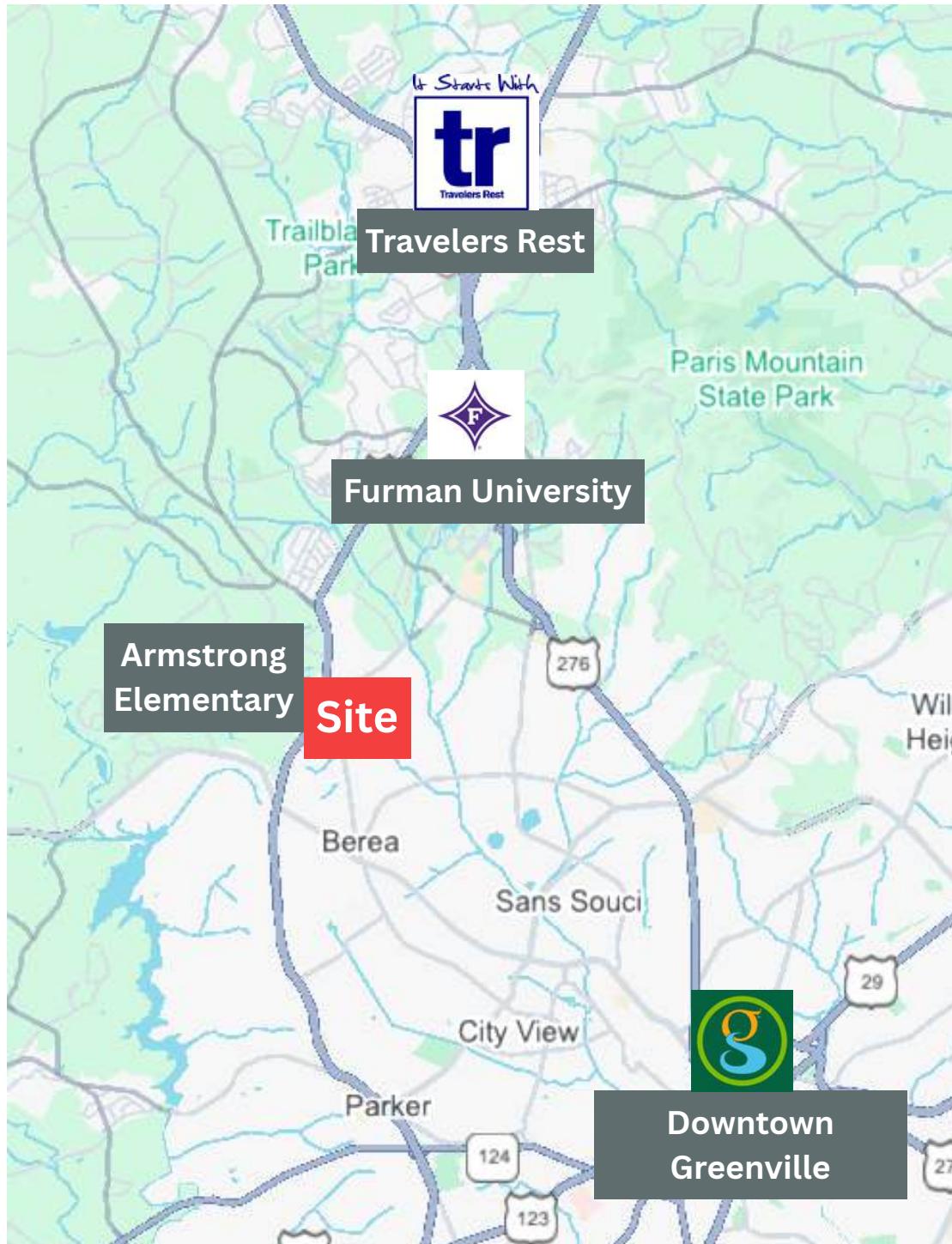
Executive Summary

- **Acreage:** +/- 1.82 acres.
- **Zoning:** C-1 (Greenville County) – Ideal for retail, QSR, professional offices, or neighborhood service centers.
- **Intersection:** Signalized corner with multiple ingress/egress
- **Traffic & Visibility:** Exceptional frontage on White Horse Road (US-25), a major arterial route with 27,500+ VPD in 2024
- **Immediate Neighbor:** Directly opposite Armstrong Elementary School (Enrollment: approx. 400+ students), providing consistent morning and afternoon traffic spikes.
- **Residential Growth:** Positioned next to the upcoming Hunts Bridge Trails (89 lots)
- **Utilities:** Public water and sewer are available in the immediate vicinity (subject to verification)
- **TMS:** B006000100104 and B006000100101

Site Overview



Location Overview



Pictures





Watershed supports independently owned businesses by providing a personal and friendly approach to buy, sell, and lease commercial real estate in Upstate SC.

www.watershedgvl.com



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