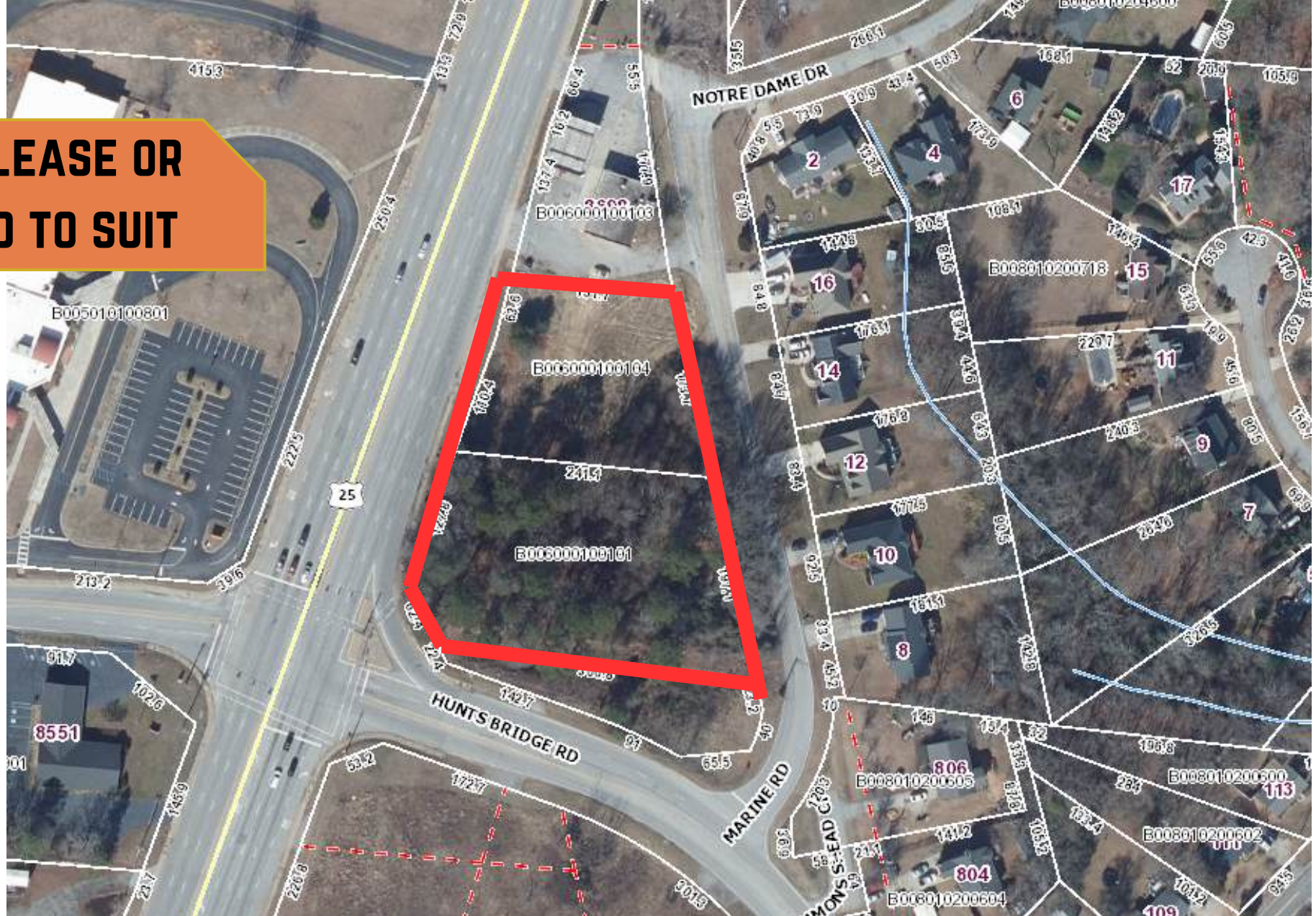


**FOR LEASE OR
BUILD TO SUIT**



**1.82 Acres on White Horse
and Hunts Bridge**





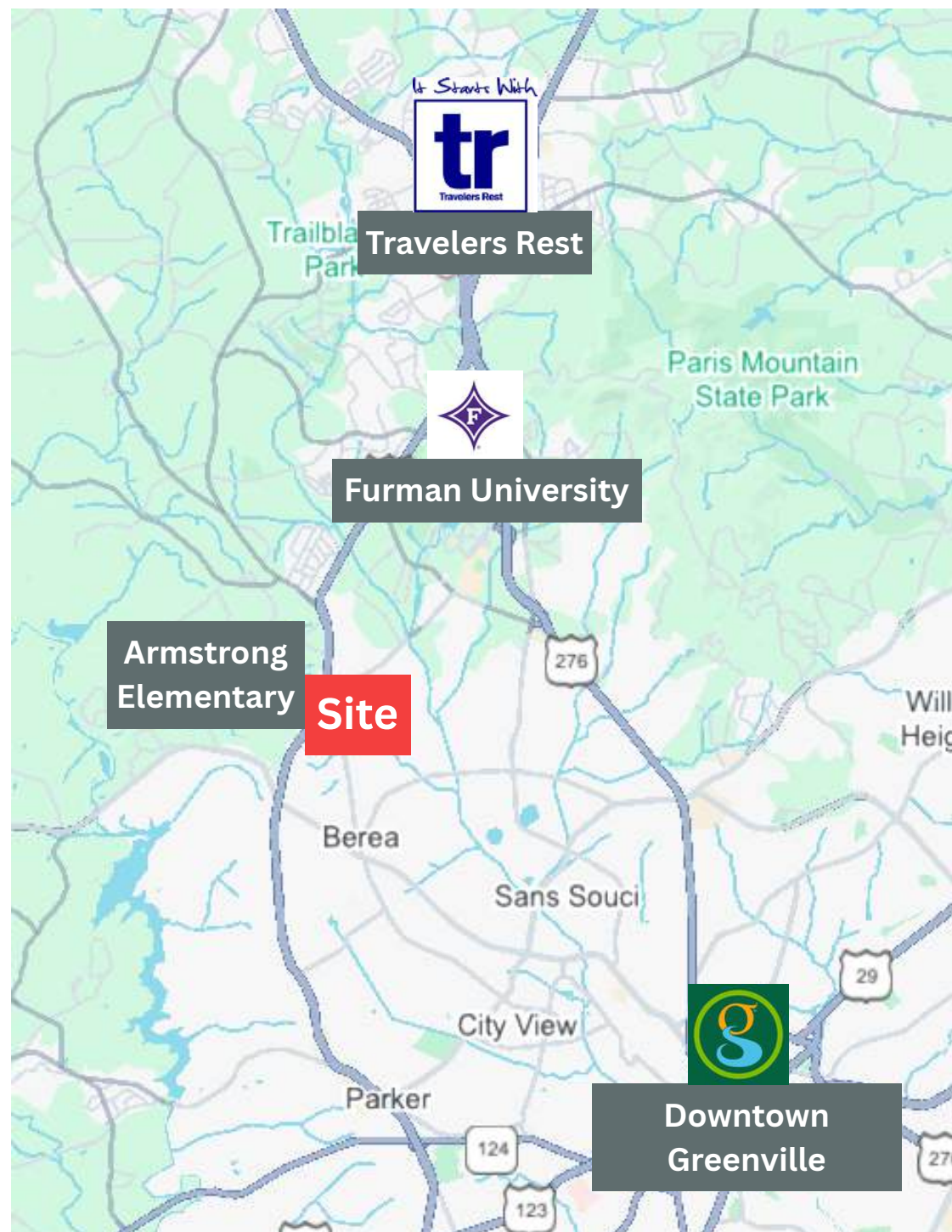
Executive Summary

- **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

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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