



FOR LEASE

**929 CHICK SPRINGS RD**

Taylors, South Carolina

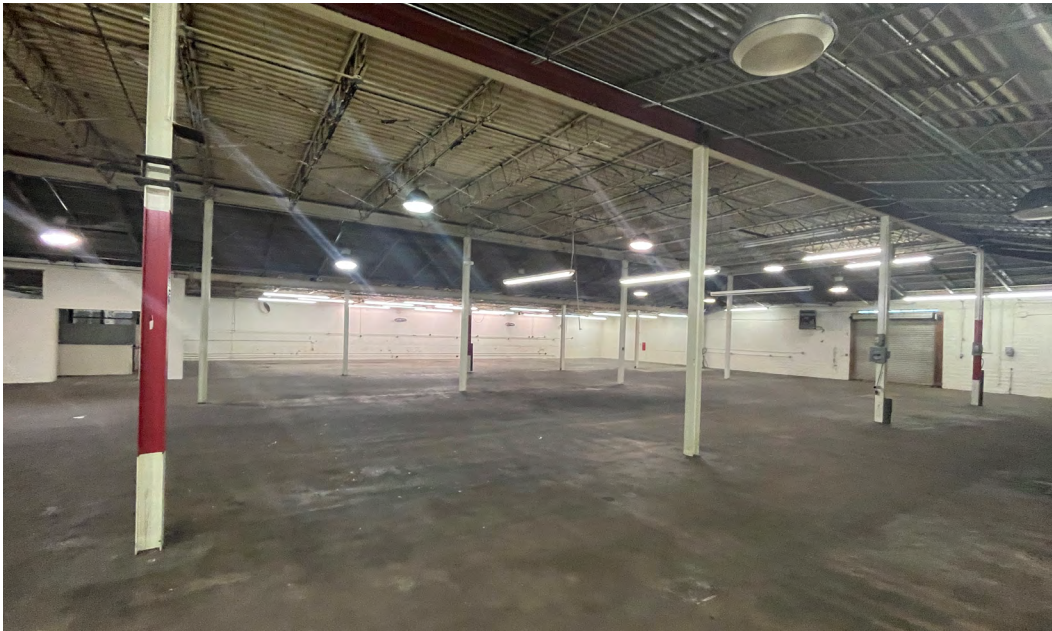
WAREHOUSE / FLEX SPACE AVAILABLE

**LYONS**

**INDUSTRIAL PROPERTIES**

SALES • LEASING • DEVELOPMENT

CORFAC INTERNATIONAL



**EXECUTIVE SUMMARY**

- Lyons Industrial is pleased to offer for lease this excellent warehouse/flex space in Taylors SC. +/- 33,000 SF total.
- Excellent office space.
- Dock position and Drive-Ins available.
- Ample parking for employees.
- Heavy Power onsite. BMW, Inland Port, and Airport all within 9 miles.
- Lease Rate: \$4.75/SF NNN

**SNAPSHOT**

<b>Address:</b>	<b>929 Chick Springs Road Taylors, SC</b>
<b>Tax ID:</b>	<b>T011000201900</b>
<b>Type:</b>	<b>Warehouse / Flex</b>
<b>County:</b>	<b>Greenville County</b>
<b>Warehouse:</b>	<b>±25,200 SF</b>
<b>Office:</b>	<b>±7,800 SF</b>

*For more information, please contact:*

**Danny Butters** • 864.385.5102 • [danny@lyonsindustrial.com](mailto:danny@lyonsindustrial.com)



# PROPERTY SPECS

<b>Address:</b>	929 Chick Springs Road Taylors, SC 29687
<b>County:</b>	Greenville
<b>Tax Map ID:</b>	T011000201900
<b>Property Type:</b>	Warehouse / Flex
<b>Warehouse Size:</b>	± 25,200 SF
<b>Office Size:</b>	± 7,800 SF
<b>Dock Doors:</b>	1
<b>Drive-In Doors:</b>	2
<b>Clear Height:</b>	12' - 16'
<b>Electricity:</b>	Duke Energy
<b>Sewer:</b>	MetroConnects
<b>Water:</b>	Greenville Water
<b>Gas:</b>	Propane
<b>Lighting:</b>	Landlord has installed LED Lighting



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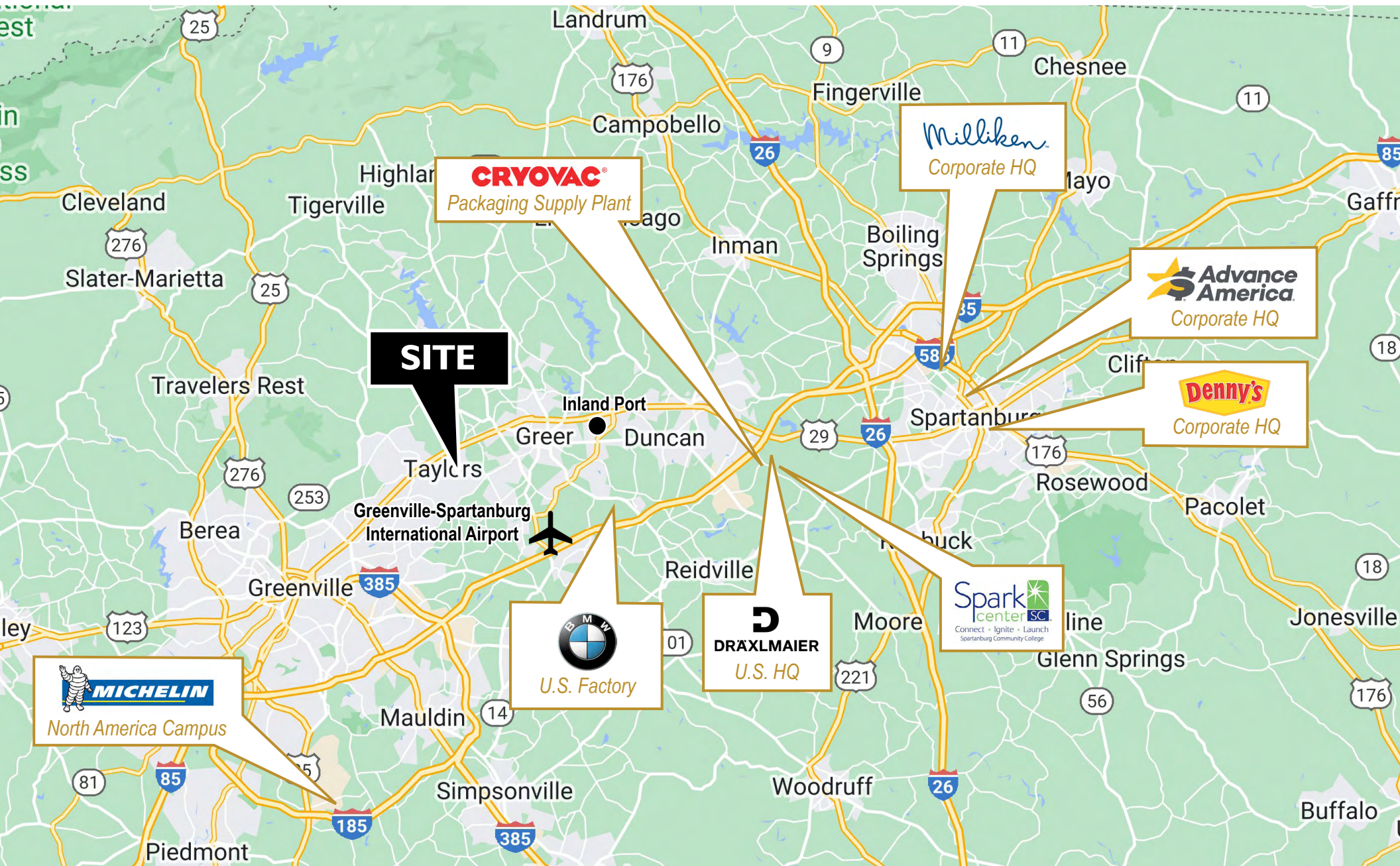
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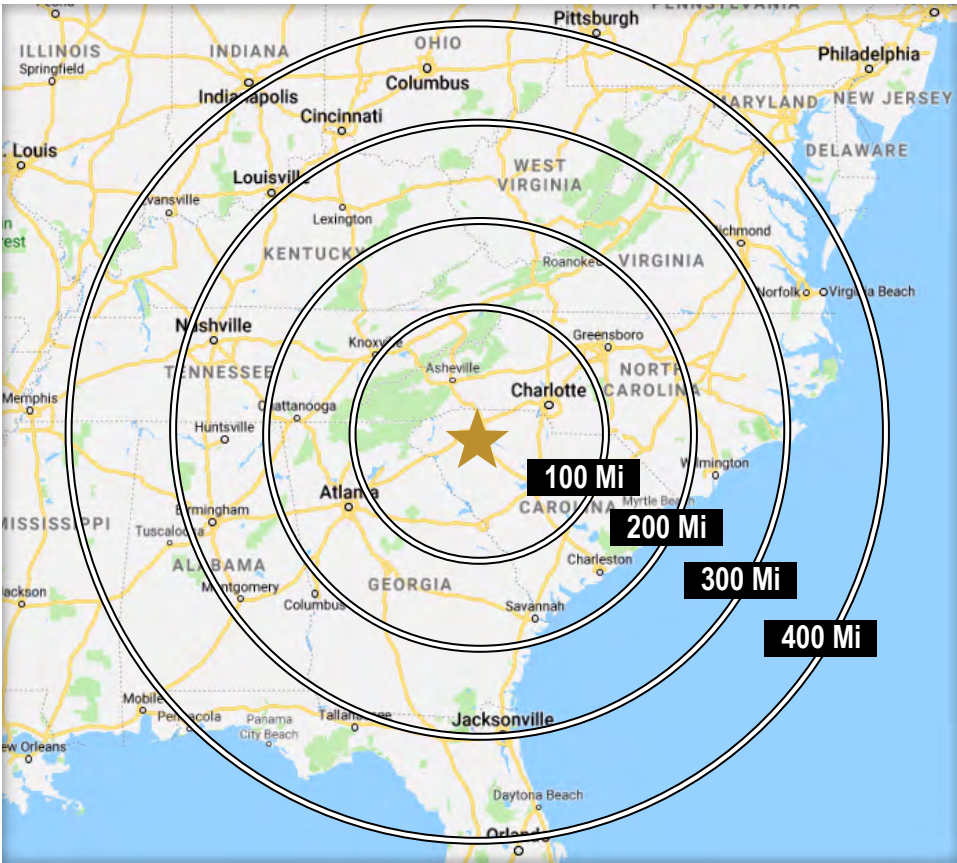
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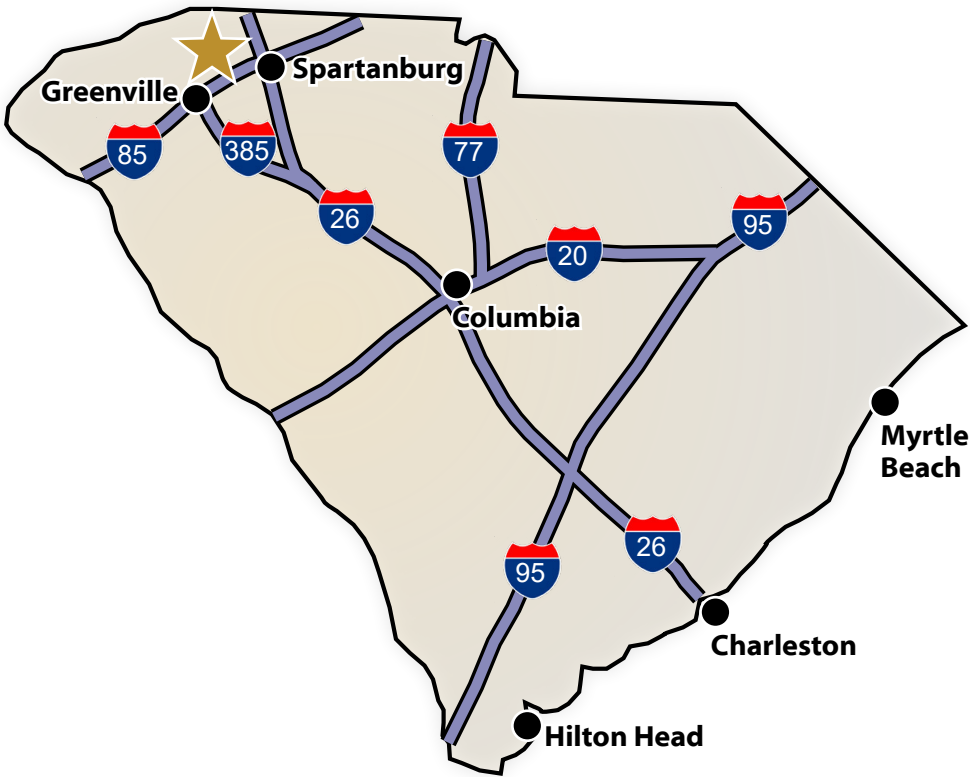
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### DRIVE TIMES IN SOUTH CAROLINA

I-26	27 Min	Greenville	16 Min
I-85	11 Min	Spartanburg	38 Min
I-385	17 Min	Columbia	1 Hr 49 Min
I-20	1 Hr 34 Min	Charleston	3 Hr 27 Min
I-77	1 Hr 51 Min	Hilton Head	4 Hr 5 Min
I-95	2 Hr 30 Min	Myrtle Beach	4 Hr 23 Min



### DRIVE TIMES TO U.S. MAJOR CITIES

Charlotte, NC	1 Hr 43 Min	Cincinnati, OH	6 Hr 25 Min
Atlanta, GA	2 Hr 59 Min	Washington DC	7 Hr 21 Min
Raleigh, NC	4 Hr 6 Min	Mobile, AL	7 Hr 40 Min
Nashville, TN	5 Hr 26 min	Orlando, FL	7 Hr 36 Min
Richmond, VA	5 Hr 34 Min	Columbus, OH	7 Hr 51 Min
Jacksonville, FL	5 Hr 39 Min	Indianapolis, IN	8 Hr 2 Min
Louisville, KY	6 Hr 21 Min	Pittsburgh, PA	8 Hr 20 Min

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