



AVAILABLE FOR LEASE  
± 3,000-18,970 SF Retail Space



712 W. MAIN STREET  
Lexington, SC 29072



# SPACE DESCRIPTION | 712 W Main St Lexington, SC 29072



## --Location Details--

- Food Lion anchored shopping center.
- ±3,000 SF of inline retail/office space.
- City of Lexington.
- Quickly improving tenant mix.
- Can be subdivided for qualified tenant.
- Two Existing restrooms.
- Washer/Dryer connections.
- ±25k VPD Traffic count on W Main St.

Lease Rate	\$20/SF NNN
Square Footage	3,000 SF
Use	Retail/Office



ADDITIONAL INTERIOR PHOTOS | 712 W Main St Lexington, SC 29072





# LISTING TEAM

Exclusively Marketed by: Freedom Commercial, LLC



Taylor Martin  
Senior Advisor  
864.504.0074  
taylor@freedomcommercialre.com



Cayden Slobotski  
Associate Advisor  
864.230.0105  
cayden@freedomcommercialre.com

## 712 W. MAIN STREET

Lexington, SC 29072

### DISCLAIMER

The information contained herein is not a substitute for a thorough due diligence investigation. Freedom Commercial has not made any investigation and makes no warranty or representation with respect to the size and square footage of the property and improvements, the presence or absence of contaminating substances, PCBs or asbestos, the compliance with local, state and federal regulations, the physical condition of the improvements thereon, or financial condition or business prospects of any tenant, or any tenant's plans or intentions to continue its occupancy of the subject property.

The information contained in this offering material has been obtained from sources we believe reliable; however, Freedom Commercial has not verified, and will not verify, any of the information contained herein, nor has Freedom Commercial conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. All interested parties must take appropriate measures to verify all the information set forth herein. Interested parties shall be responsible for their costs and expenses of investigating the subject property.