

Matt Roos Associate mroos@lee-associates.com

## ±1,950 SF OFFICE AVAILABLE FOR LEASE OR SALE

Lease Rate: \$12.00/SF (NNN)

125

Sales Price: \$235,500 115 Southport Road, Suite L Spartanburg, SC

- Established Professional Business Park with Visibility, Southport Rd.
- Four (4) Offices, Conference Room, Reception Area, Kitchenette
- Large, Open-Concept Second Floor
- Opportunity to Own Your Space



±1.2 MILES TO I-26

TRAFFIC COUNT ±16,800 VEHICLES PER DAY ON SOUTHPORT ROAD





### 864.704.1040 LeeUpstate.com



PARKING ONSITE PARKING

### **PROPERTY OVERVIEW**

PROPERTY NAME	115 Southport Road
ТҮРЕ	Office
TOTAL AVAILABLE SF	±1,950 SF
TOTAL BUILDING SF	±3,900 SF
TAX MAP #	6-25-00-421.00
COUNTY	Spartanburg
CITY LIMITS	Yes (Spartanburg)
YEAR BUILT	2006
CONSTRUCTION TYPE	Brick
ROOF	Composite Shingle
SIGNAGE	Monument
PARKING	Onsite
RESTROOMS	2 (Two)
UTILITIES	All, Public
OFFICE	4 (Four)
CONFERENCE ROOM	Yes
BREAK ROOM	Yes



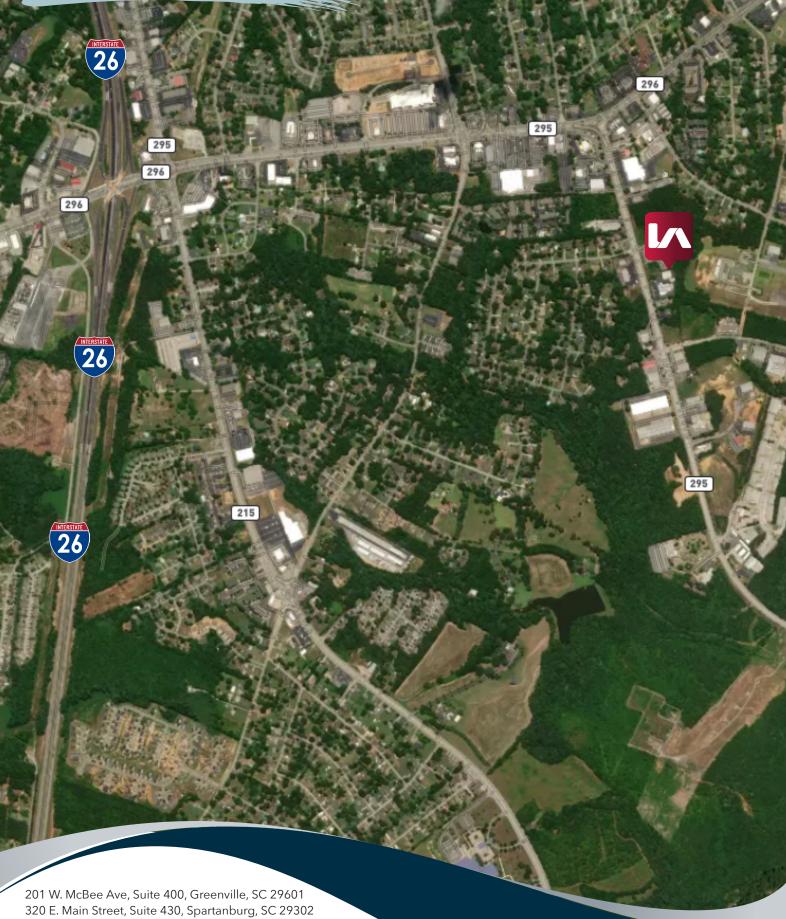






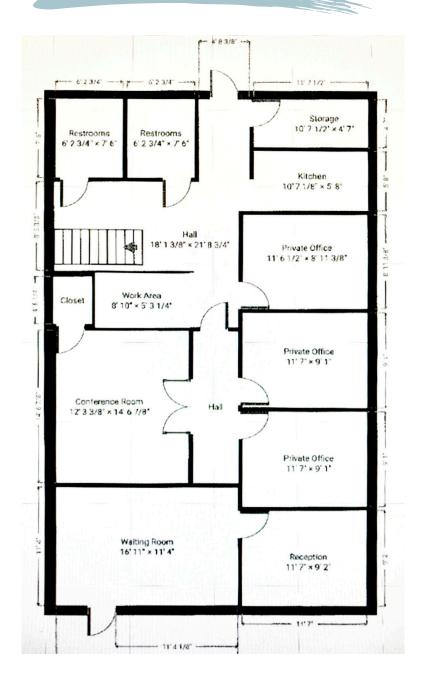
201 W. McBee Ave, Suite 400, Greenville, SC 29601 320 E. Main Street, Suite 430, Spartanburg, SC 29302 LeeUpstate.com | 864.704.1040

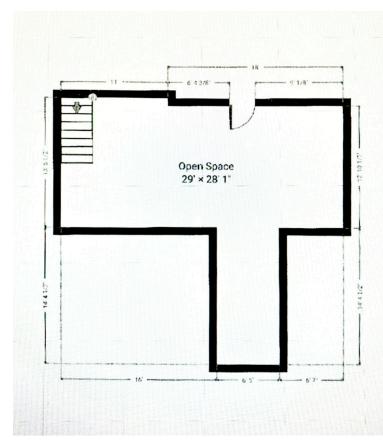
# LOCATION OVERVIEW



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### **FLOOR PLAN**





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### **GREENVILLE OFFICE**

201 W. McBee Ave, Suite 400 Greenville, SC 29601

### **SPARTANBURG OFFICE**

320 E. Main Street, Suite 430 Spartanburg, SC 29302

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