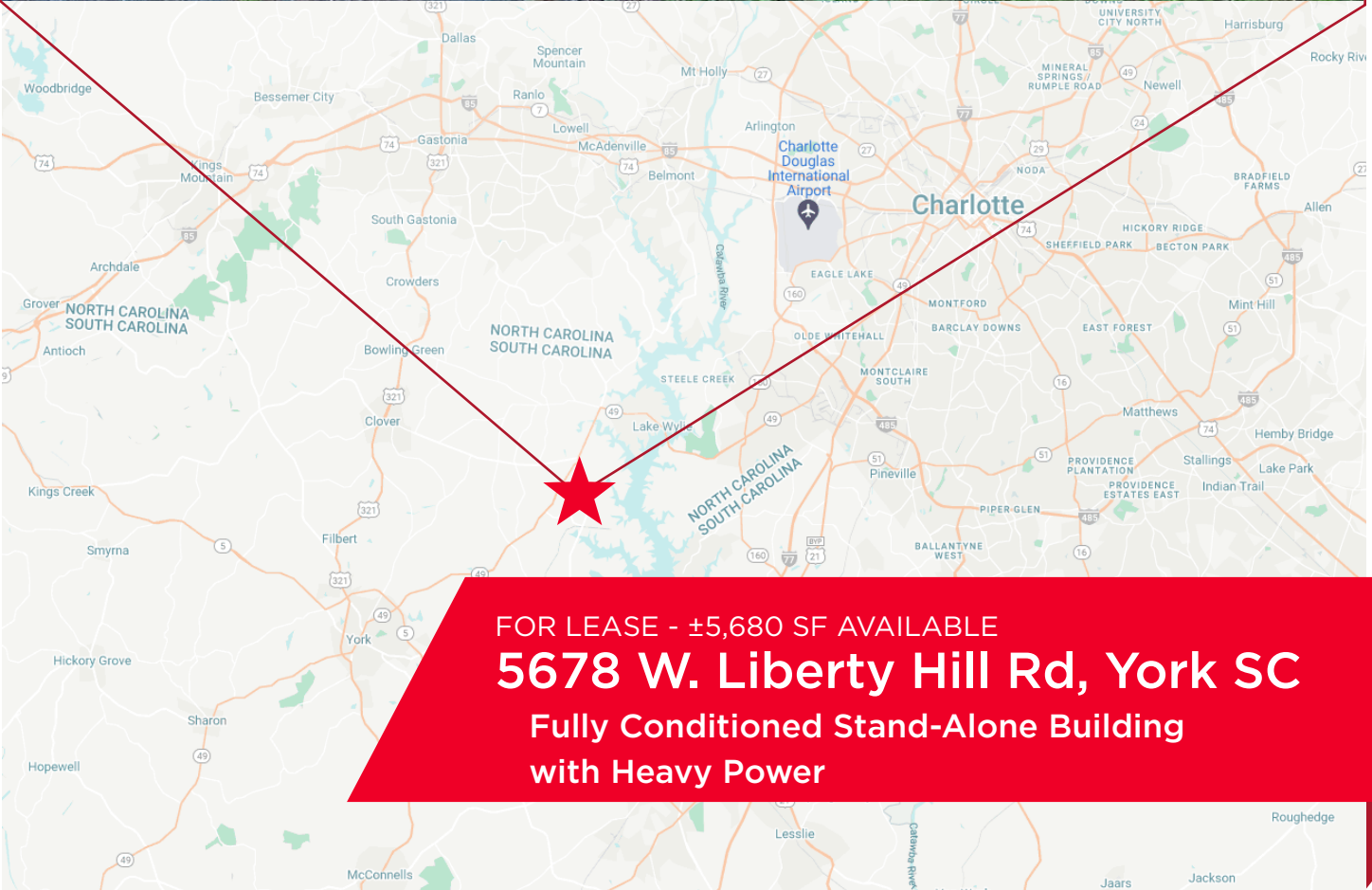




**CUSHMAN &
WAKEFIELD**



FOR LEASE - ±5,680 SF AVAILABLE

5678 W. Liberty Hill Rd, York SC

**Fully Conditioned Stand-Alone Building
with Heavy Power**

FOR LEASE

5678 W. Liberty Hill Rd

York, SC



Property Highlights

Address	5678 W. Liberty Hill Rd York, SC	Clear Height	15'-2" under insulated sheet rock dropped ceiling
Total Bldg. SF	±5,680 SF is inclusive of: <ul style="list-style-type: none">• 12' x 60' (720 SF) covered loading dock• ±290 SF office area• Two (2) restrooms• ±160 SF compressor room	Lighting	T-8 Flourescent
HVAC	Fully conditioned and insulated building <ul style="list-style-type: none">• Brand new 10 Ton cooling system in warehouse• Insulated roll-up doors, ceiling and walls	Loading	Two 10' x 10' insulated roll-up doors (at dock high loading platform) One 12' x 14' insulated grade-level roll-up door
Power	600 amp / 240v / 3-phase	Zoning	ID
		Acreeage	2.042 Acres (Parcel # 4860000046) <i>*Contiguous 4.951 Acres (zoned GC) not included but owner will discuss if required</i>
		Base Rent	\$7,750 per month NNN

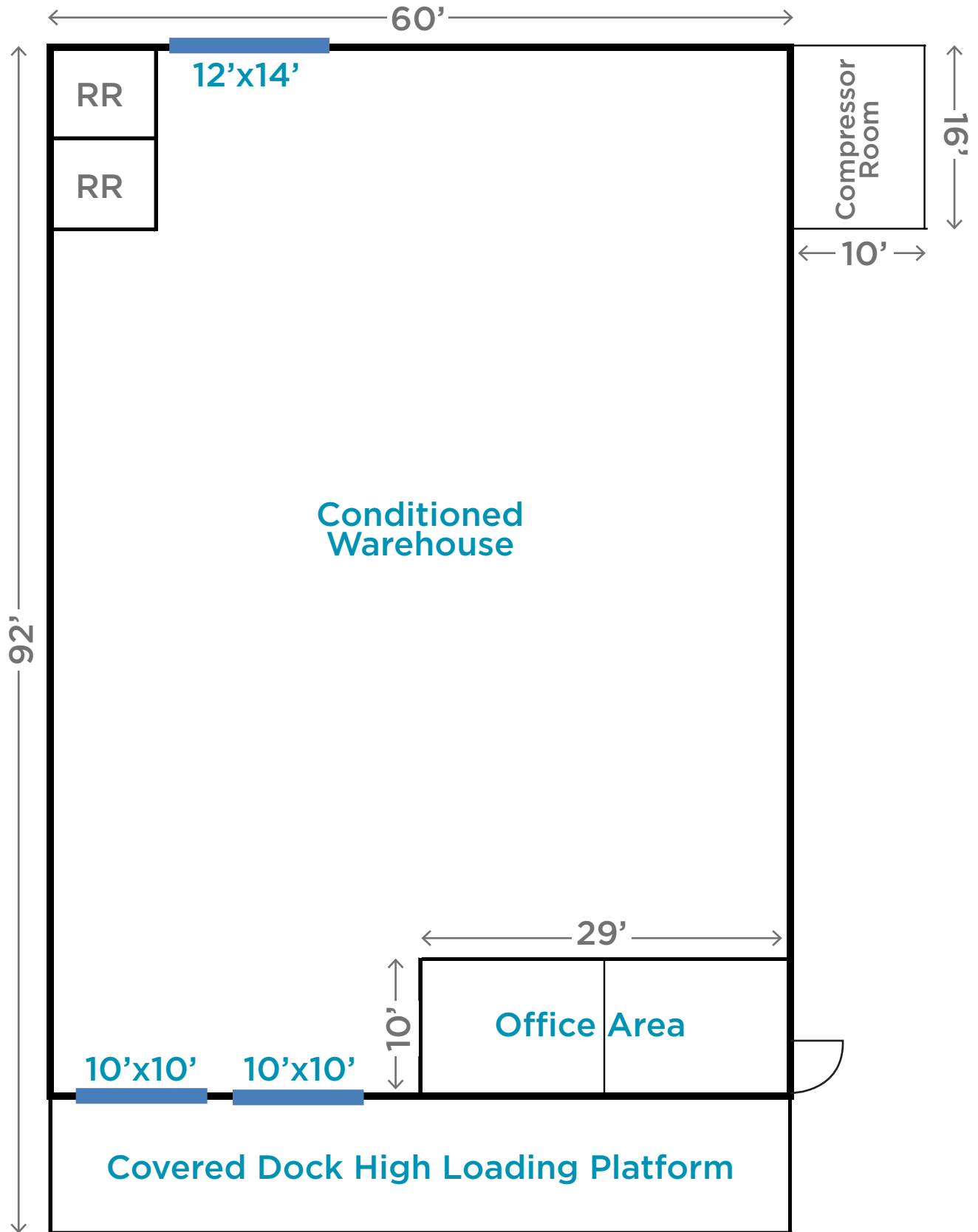
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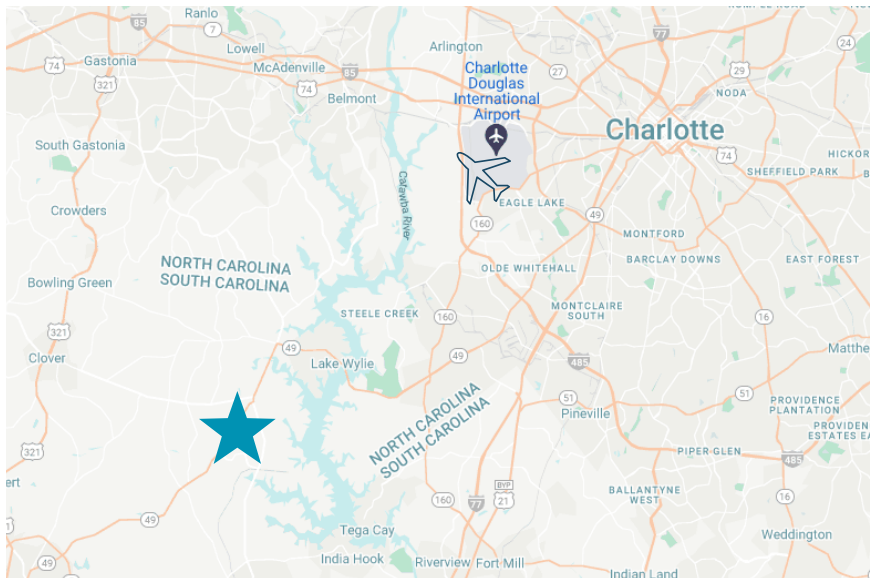
*DIMENSIONS ARE APPROXIMATE

FOR LEASE

5678 W. Liberty Hill Rd
York, SC



Aerial / Location Map



Drive Times

	MILES	MINUTES
I-77	14.3	20
I-85	15.0	26
I-85	14.4	20
HWY 321	7.4	12
	20.1	26
Uptown	22.5	30



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