



For Sublease

# Restaurant Ready with Interstate Access

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Colliers | South Carolina  
32 E. Broad Street, Ste 400  
Greenville, SC 29601  
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# ±3,540 SF with easy accessibility from I-85

## 2 Kalyns Way | Piedmont, SC

- Freestanding former restaurant
- Drive-thru in place
- ±3,540 SF
- ±1 AC
- Excellent visibility from Hwy 153 (37,300 VPD)
- ±0.2 miles from I-85

### DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Population:	20,491	73,514	311,075
Average HH Income:	\$88,309	\$86,509	\$90,258
Households:	7,574	27,821	128,017

# Location & Access

## Travel Distances

Interstate 85 ±0.2 miles

Interstate 185 ±1.5 miles

Downtown Greenville ±6 miles

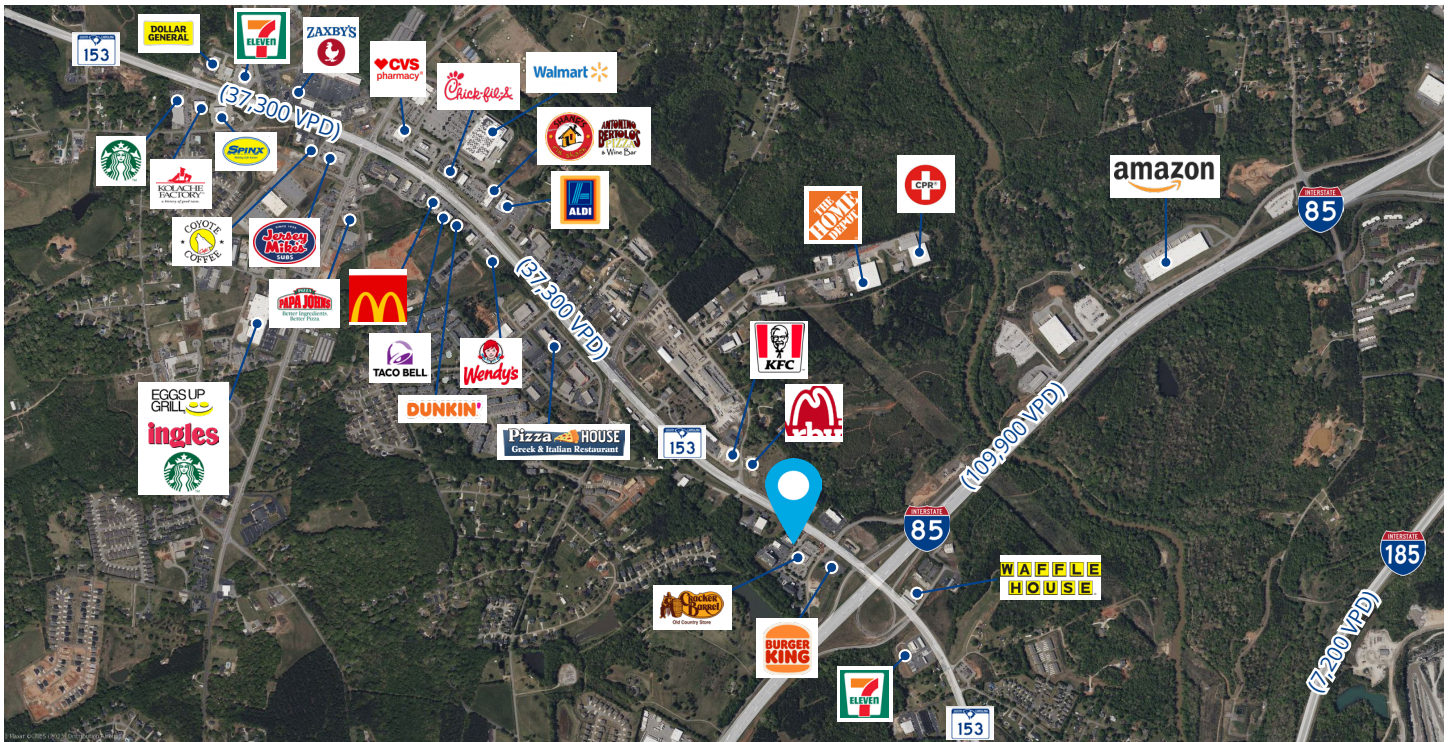
## Vehicles Per Day

153 37,300 VPD

85 109,900 VPD



## Street map

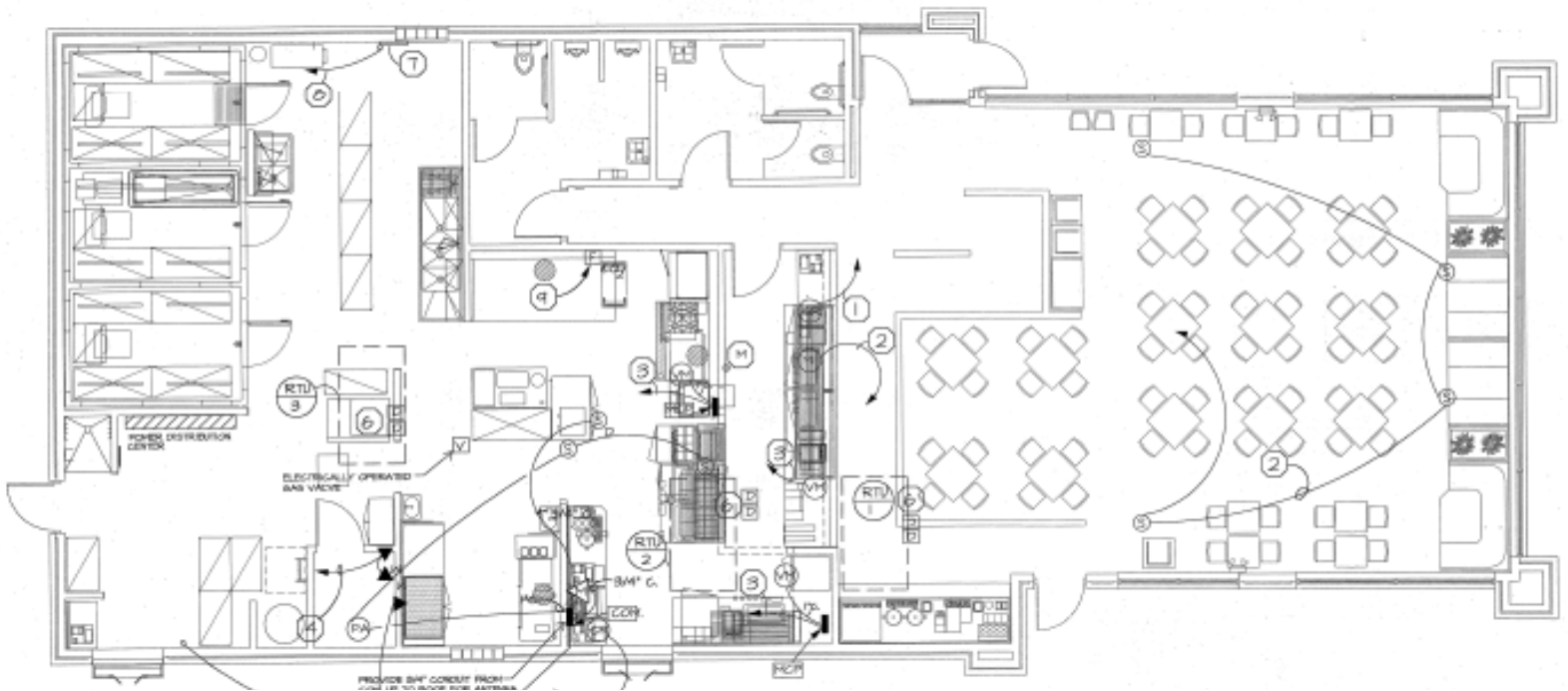


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# Property photos



# Floor Plan



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