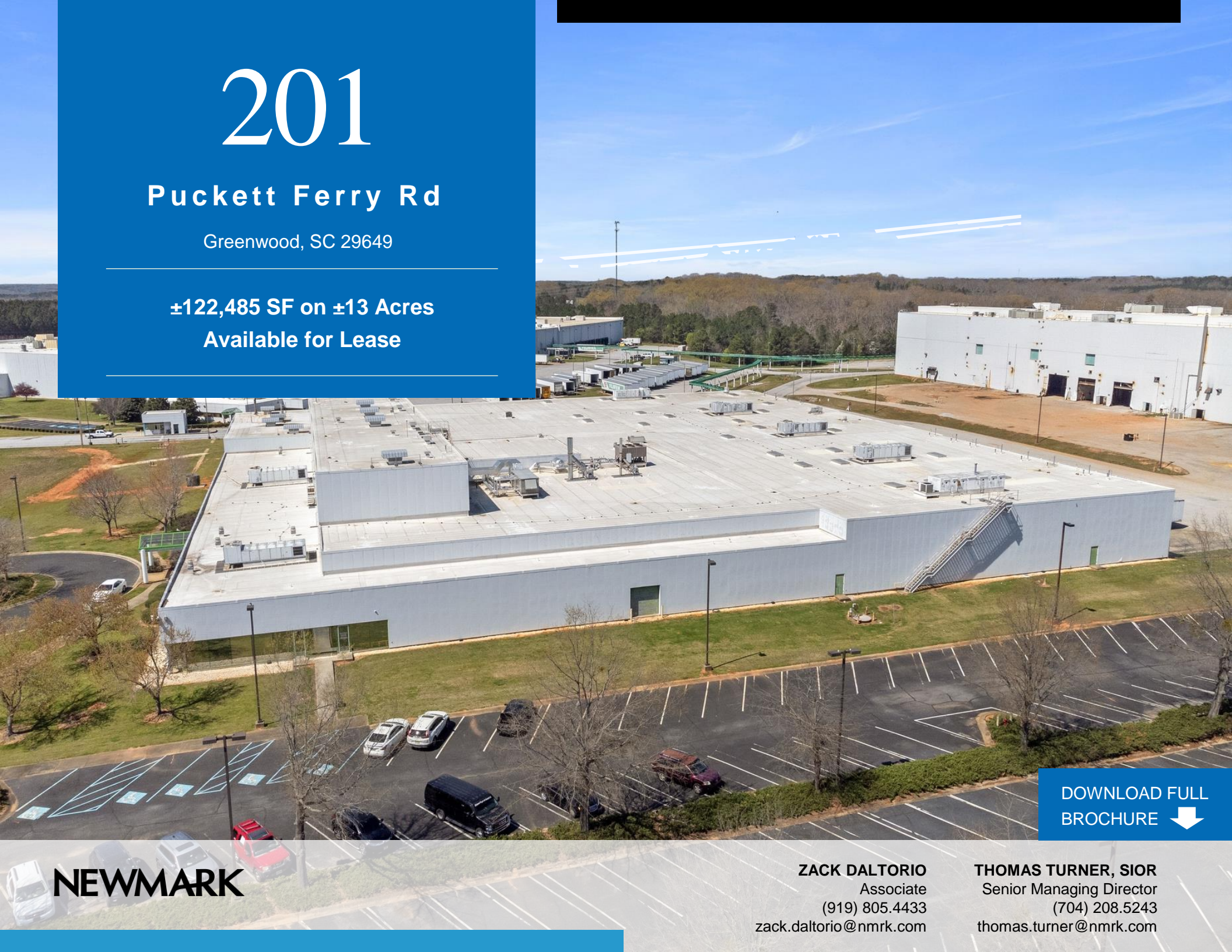


# 201

## Puckett Ferry Rd

Greenwood, SC 29649

±122,485 SF on ±13 Acres  
Available for Lease



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BROCHURE 

**NEWMARK**

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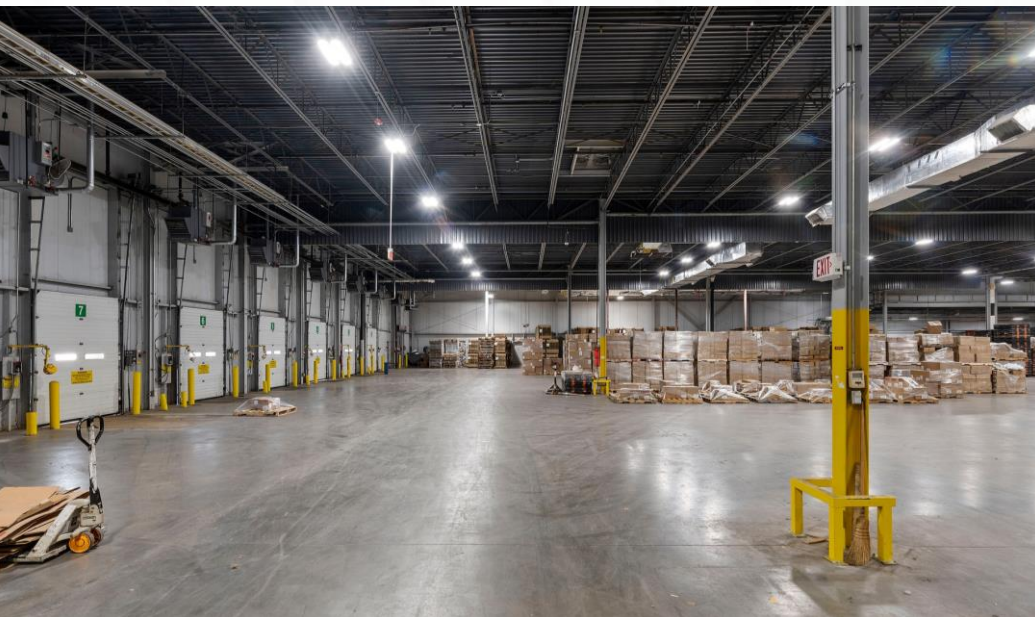
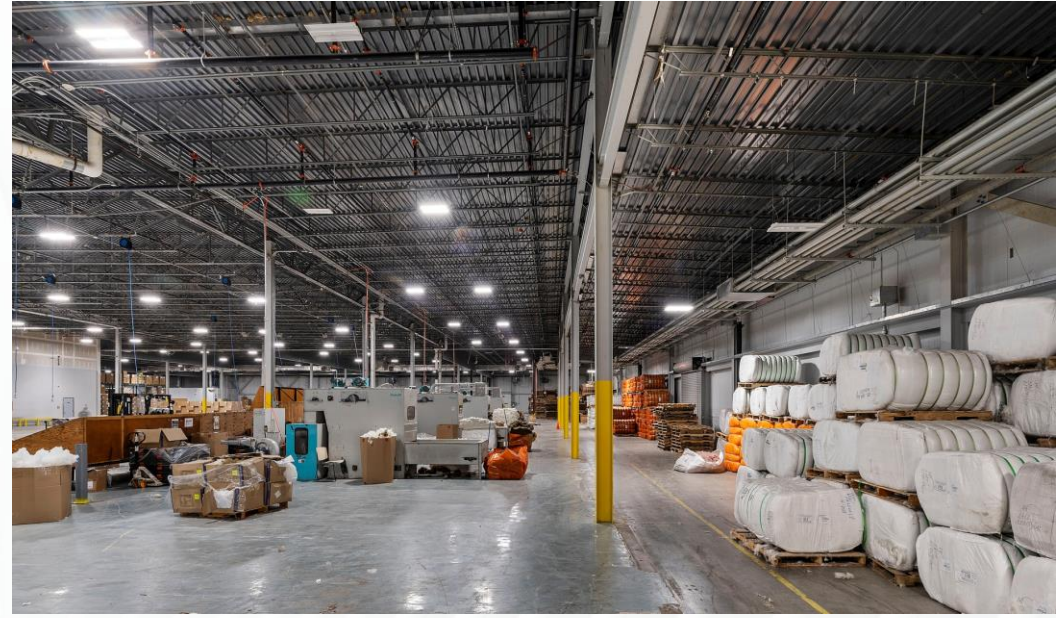
# For Lease | 122,485 SF on 13 Acres

YEAR	1996
Building SF	122,485 SF
OFFICE DESCRIPTION	Approximately 3,000 SF
DIMENSIONS	350' x 350'
Ceiling Height	23' Clear in Manufacturing Area   14' 8" Clear in the Drop Ceiling Area
COLUMNS	50' X 30'
ROOF COMMENTS	Single-ply membrane over insulated 22 gage metal deck
FLOOR COMMENTS	6" Reinforced Concrete Slab
WALL COMMENTS	2" Insulated Metal Sandwich Panel
LIGHTING	T-8 light fixtures
LOADING	Twelve 8' x 10' Electric Dock High Doors with Levelers, Locks, Seals, & Lights Two 10' x 10' Manual Drive-In Door

GAS	Supplied by Greenwood CPW, 4" line, 5 psi
POWER	Supplied by Duke Energy; 4160 Volts   Two 1200-Amp Breakers at 4160 Volts   One @ 1500 KVA (4160 - 480/277) & One @ 750 KVA (4160 - 120/208) Transformers
A/C	Two 150-Ton Trane Chillers Provide Primary Cooling & One 100-Ton Roof Mounted York Unit Serves the Class 6 Clean Room
SPRINKLERS	.17/300 to .42/2500 depending on the area Warehouse is K-14 heads @ 50 psi ESFR
PARKING	70 Spaces; More Available from Shared Lot with P Plant



# For Lease | 122,485 SF on 13 Acres

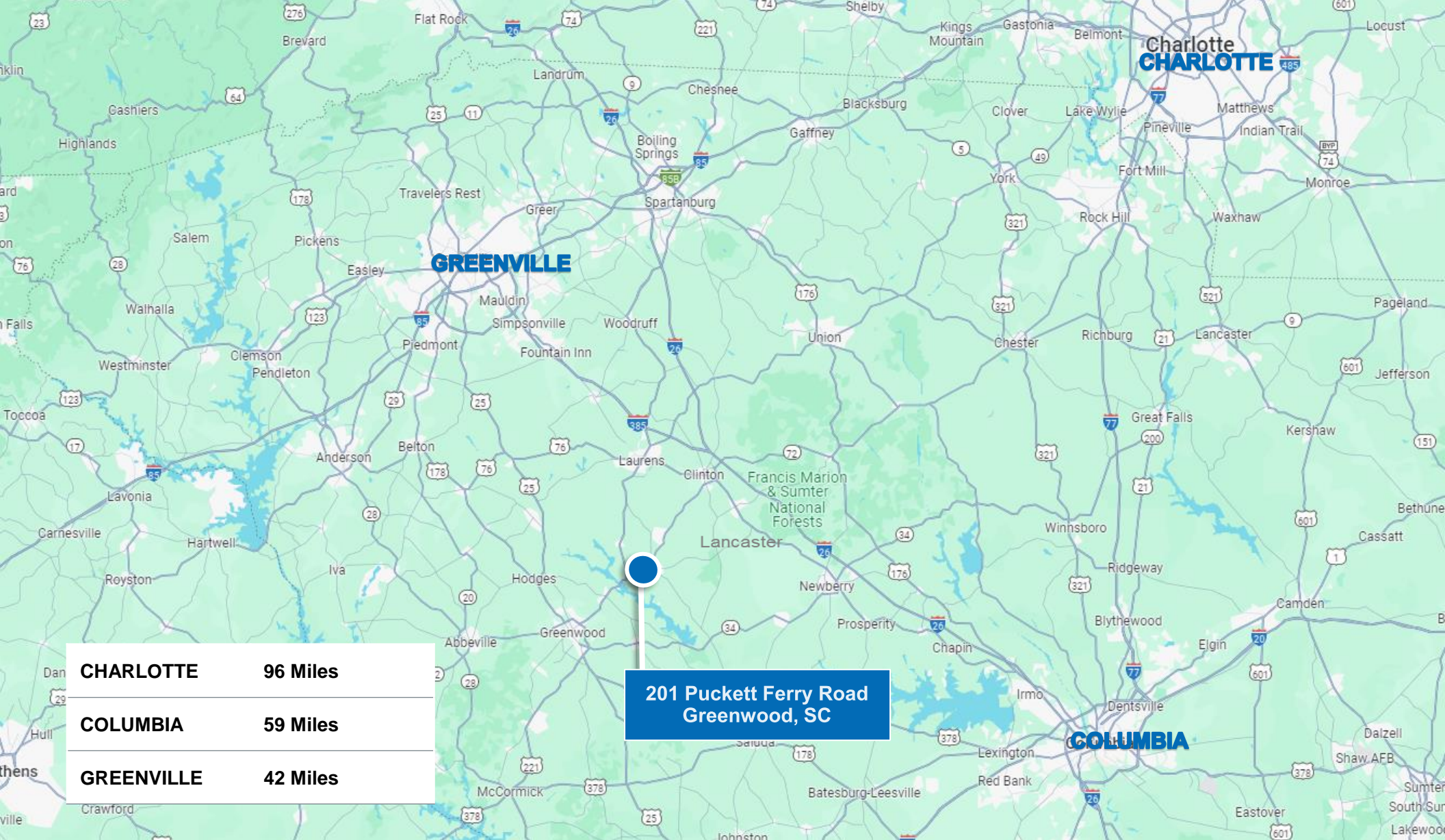




# For Lease | 122,485 SF on 13 Acres







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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.