



FOR LEASE

# Midway Industrial Park: ±5,500-SF **Building 108** Available

108 Chelle-Lin Drive  
Gaffney, SC 29341

- Located within established industrial park in Gaffney (Cherokee County), SC
- Situated on Highway 29 with easy access to Interstate 85 (via Hyatt St) and Highway 18 & Highway 11
- Lease includes ±600-SF office space
- Contact broker for lease rate



**Drake Scott**

Brokerage Associate  
+1 864 527 5452  
drake.scott@colliers.com

**Dillon Swayngim, SIOR**

Vice President  
+1 864 527 5456  
dillon.swayngim@colliers.com





## Property Overview

Building 108 is located within Midway Industrial Park in Gaffney (Cherokee County), South Carolina. Situated at the intersection of Highway 29 and Hyatt Street, this property is minutes from Interstate 85, as well as Highway 11 and Highway 18, providing future tenants unbeatable access to major transportation routes in the Greenville-Spartanburg industrial market.

The building is  $\pm 5,500$  SF, including  $\pm 600$  SF of office space. There is one dock door located on the front left of the building, as well as on-site parking for employees and customers. The building is fully conditioned and is move-in ready for the next tenant.

## Key Highlights



$\pm 5,500$ -SF  
warehouse  
 $\pm 600$ -SF office



Located  $\pm 3.1$   
miles from  
Interstate 85



Within multi-tenant  
Midway Industrial  
Park



On-site parking  
in front of the  
warehouse



$\pm 10,700$  via  
Highway 29  
 $\pm 13,200$  via Hyatt St



Located within pro-  
business Cherokee  
County





# Property Details

<b>Address</b>	108 Chelle-Lin Drive Gaffney, SC 29341
<b>Tax Map #</b>	082-00-00-025.002
<b>Available SF</b>	±5,500 SF
<b>Office SF</b>	±600 SF
<b>Doors</b>	One (1) 8' x 10' dock door
<b>Parking</b>	On-site parking in front of warehouse
<b>HVAC</b>	Fully conditioned
<b>Lighting</b>	LED
<b>Roof</b>	Metal
<b>Year Built</b>	1995
<b>Location</b>	Within Midway Industrial Park
<b>VPD</b>	±10,700 via Highway 29 ±13,200 via Hyatt Street

Lease Rate

Contact broker





# Property Photos





108 Chelle-Lin Dr | Gaffney, SC

**Contact:**

**Drake Scott**

Brokerage Associate  
+1 864 527 5452  
drake.scott@colliers.com

**Dillon Swayngim, SIOR**

Vice President  
+1 864 527 5456  
dillon.swayngim@colliers.com



Colliers | South Carolina  
145 W. Main St, Suite 300  
Spartanburg, SC 29306  
+1 864 268 4950

