



UNION SQUARE

719 N Duncan Bypass
Union, SC 29036

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Lease Spaces & Out Pads

UNION SQUARE SHOPPING CENTER | 719 N DUNCAN BYP, UNION, SC 29036



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AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
J	Available	5,000 - 10,000 SF	NNN	\$7.00 - \$9.00 SF/yr	Open retail space. Former bin store.
K	Available	10,000 - 38,550 SF	NNN	\$6.00 - \$8.00 SF/yr	Anchor space. Open floor plan.
L	Available	1,750 SF	NNN	\$12.00 - \$14.00 SF/month	Former Liberty Tax office.
M	Available	2,000 - 5,750 SF	NNN	\$10.00 - \$12.00 SF/yr	End cap space.
OP 3	Available	0.5 Acres	NNN	\$50,000 - \$75,000 per year	1/2 AC outparcel for lease or sale. Please contact Justin Walker (justin.walker@franklinst.com) or Kaylan Knitowski (kaylan.knitowski@franklinst.com) for sale information and pricing.
OP 4	Available	0.5 Acres	NNN	\$50,000 - \$75,000 per year	1/2 AC outparcel for lease or sale. Please contact Justin Walker (justin.walker@franklinst.com) or Kaylan Knitowski (kaylan.knitowski@franklinst.com) for sale information and pricing.
OP 5	Available	0.5 Acres	NNN	\$50,000 - \$75,000 per year	1/2 AC outparcel for lease or sale. Please contact Justin Walker (justin.walker@franklinst.com) or Kaylan Knitowski (kaylan.knitowski@franklinst.com) for sale information and pricing.

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GENERAL NOTES:

1. This property is subject to all easements and restrictions of record.
2. This document represents a Survey of an existing parcel of record.
3. This property is located in flood zone "X" as shown on Flood Insurance Rate Map number 45087C0185E dated 05/04/2021.
4. Existing Parcel Numbers & Deed & Plat references for the adjoining properties are as shown (if applicable) on the face of this plat.
5. Title search has not been provided to this office.
6. Parcel Map Number: 064-00-00-115
7. This survey is valid only if a print of the same has the original signature and embossed seal of the surveyor.
8. No subsurface or environmental conditions have been considered as part of this survey and no statement has been made concerning the locations of underground utilities or facilities that may affect the use or development of this property.
9. Bearings based on South Carolina NAD83 State Plane Coordinate System. All distances are horizontal ground distance, not grid distances.
10. This Survey does not change an existing road or add a new road.
11. New lot lines created at this time.
12. As of this date 5/13/2024 a complete survey has not been performed. All measurements compiled from deeds and plats of record.

LINE	BEARING	DISTANCE
L1	N 86°10'16" E	37.65'
L2	N 76°43'51" W	58.20'
L3	N 03°08'03" W	40.00'
LINE	BEARING	DISTANCE
L4	N 70°20'21" E	103.00'

Reference

1. Deed Book 313, Page 910.
2. Plat Book A379, Page 115.



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