



FOR SALE OR LEASE

±7,200 SF MEDICAL OFFICE BUILDING

130 Dillon Drive | Spartanburg, SC | 29307



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

Darath Mackie, CCIM

Vice President

864.337.1543

dmackie@lee-associates.com

Andrew Harrill, CCIM

Senior Vice President

864.607.7223

aharrill@lee-associates.com

Chris Schwab

Vice President

512.968.1252

cschwab@lee-associates.com

Interactive PDF



864.704.1040

LeeUpstate.com

LEASE RATE:

**\$20.00/SF
(NNN)**

SALES PRICE:

\$1,810,000

- Available space is ±4,015 SF/ ±3,185 leased to Ortho Sport & Spine Physicians
- Investment Opportunity
- Multi-Tenant Building
- Ideal for primary care or specialty practices
- Close Proximity to pharmacy, labs, and referral partners



AVAILABLE SPACE

Designed specifically for medical/healthcare use with an Efficient floor plan maximizing provider and patient flow



MOVE-IN READY

Move-in ready opportunity reducing tenant build-out costs in this rare medical office building opportunity



LOCATION

Prime location in Spartanburg, SC with excellent visibility and Close proximity to Spartanburg Medical District & other healthcare providers

PROPERTY OVERVIEW & PHOTOS

PROPERTY NAME	130 Dillon Drive
TYPE	Medical Office
TOTAL FOR LEASE	±4,015 SF
TOTAL BUILDING SF	±7,200 SF
TAX MAP #	7-09-00-030.00
COUNTY	Spartanburg
CITY LIMITS	No
CONSTRUCTION TYPE	Masonry
SIGNAGE	Road
PARKING	Ample Surface Parking
SUBMARKET	East Side Submarket



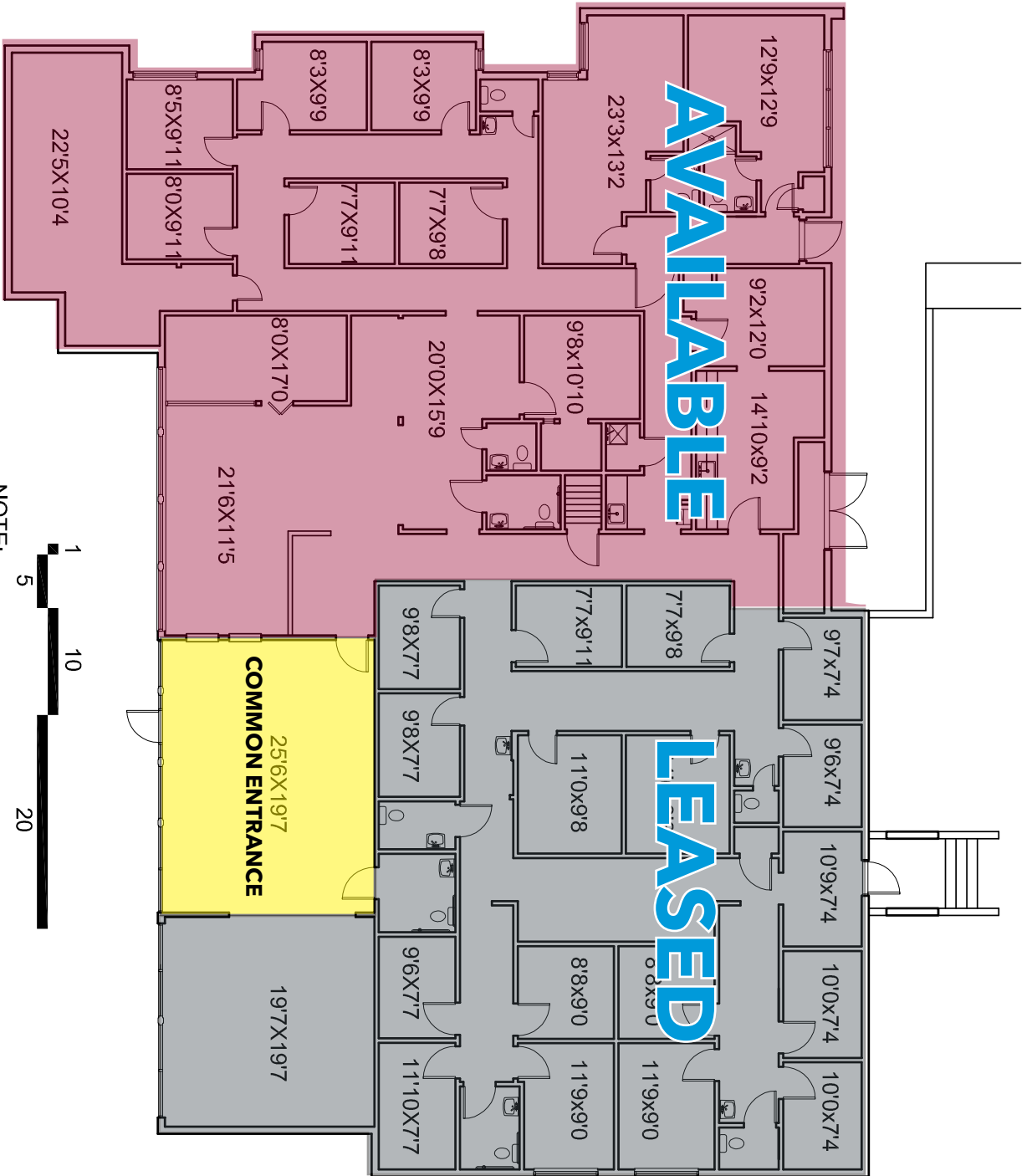
Interactive PDF 

201 W. McBee Ave, Suite 400, Greenville, SC 29601
320 E. Main Street, Suite 430, Spartanburg, SC 29302
LeeUpstate.com | **864.704.1040**



FLOOR PLAN

130 DILLON DRIVE
7200 SF



NOTE:
ROOM DIMENSIONS SHOWN ARE APPROXIMATE



LOCATION OVERVIEW



Click Here to View
the Interactive Map

- 1 Ortho Sport and Spine
- 2 Fresenius Kidney Care
- 3 Spartanburg County Health Campus
- 4 Hugh R Black Medical Offices
- 5 Spartanburg Regional - Mary Black
- 6 TerraBella Retirement Community
- 7 Spartanburg Day School
- 8 Spartanburg Vital Records
- 9 Dialysis Clinic, Inc.

Interactive PDF

201 W. McBee Ave, Suite 400, Greenville, SC 29601
320 E. Main Street, Suite 430, Spartanburg, SC 29302
LeeUpstate.com | 864.704.1040



Interactive PDF 

LEARN MORE CALL TODAY



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

864.704.1040
LeeUpstate.com

GREENVILLE OFFICE
201 W. McBee Ave, Suite 400
Greenville, SC 29601

SPARTANBURG OFFICE
320 E. Main Street, Suite 430
Spartanburg, SC 29302

All information furnished regarding the properties and information in this packet is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.



Darath Mackie, CCIM



864.337.1543

Vice President
dmackie@lee-associates.com



Andrew Harrill, CCIM



864.607.7223

Senior Vice President
aharrill@lee-associates.com



Chris Schwab



512.968.1252

Vice President
cschwab@lee-associates.com