

# 40 MILER LANE

GREENVILLE DOWNTOWN AIRPORT (KGMU) | GREENVILLE, SC 29607

**FOR SALE**

**±3,600 SF HANGAR  
W/ OFFICE SPACE**



**TRINITY  
PARTNERS**



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# Property Highlights

**Contact Broker for Pricing**

|                                |                             |
|--------------------------------|-----------------------------|
| <b>Building Size</b>           | 3,600 SF                    |
| <b>Zoning</b>                  | IG                          |
| <b>Zoning Jurisdiction</b>     | City of Greenville          |
| <b>Hangar Size</b>             | 60' x 60'                   |
| <b>Hangar Door</b>             | 50' x 12'                   |
| <b>Side Wall Eaves</b>         | 19'                         |
| <b>Downstairs Office Space</b> | 1,620 SF                    |
| <b>Upstairs Office Space</b>   | 1,620 SF                    |
| <b>Bathrooms</b>               | 3                           |
| <b>Airport</b>                 | Greenville Downtown Airport |

- 24-year ground lease
- Paved Apron
- Aircraft capacity: Up to (approx.) 30ft length X 40ft wingspan
- Private driveway to hangar connecting to shared taxiway
- Steps from runway
- Public airport

## LOCATION OVERVIEW

The site is conveniently located just minutes from Downtown Greenville, offering quick connectivity to the region's premier dining, retail, and entertainment destinations, as well as major employment centers.

The property also benefits from proximity to the Swamp Rabbit Trail extension and nearby neighborhood amenities, creating an attractive blend of accessibility and lifestyle appeal. Greenville's central location along the I-85 corridor between Atlanta and Charlotte further enhances regional connectivity, making this an ideal location for users seeking a dynamic, well-connected Upstate presence.



### ASHEVILLE REGIONAL AIRPORT (AVL)

41.7 MILES

### CHARLOTTE DOUGLAS INT'L AIRPORT (CAE)

83.7 MILES

### COLUMBIA METROPOLITAN AIRPORT (CAE)

93.8 MILES

### CHARLESTON INT'L AIRPORT (CHS)

190.1 MILES



# Surrounding Area



# Property Photos



## CONTACT



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