

## BROKERAGE • DEVELOPMENT • INVESTMENTS

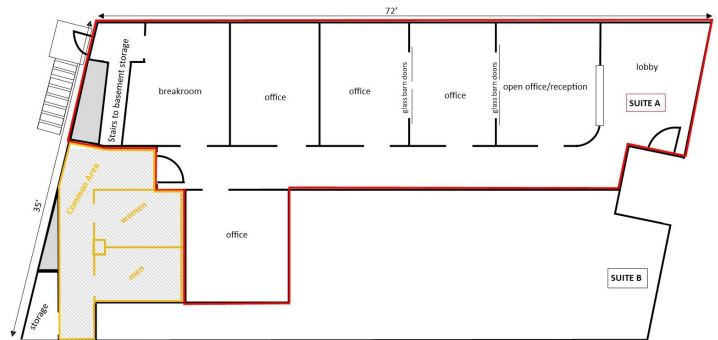
### 1282 Pendleton Street, Suite A Greenville, SC 29611

+/- 1,653 RSF Office/Retail Space Available  
in the Village of West Greenville

<b>Property Type</b>	Office, Retail
<b>Status</b>	For Lease
<b>Lease Rate</b>	\$19.50 NNN
<b>Square Feet</b>	+/- 1,653 Square Feet
<b>Zoning</b>	MXS - 2 (Storefront Mixed Use)
<b>County</b>	Greenville
<b>Tax Map</b>	0121000801200



1282 PENDLETON STREET  
SUITE A Floor Plan  
± 1,653 rsf (includes prorata use of common area)  
(not to scale, for representation purposes only)



#### AGENT CONTACT



**RICKEY HEATON**

[rickey@kdsproperties.com](mailto:rickey@kdsproperties.com)

**O: 864-242-4200 ext. 216**

**M: 864-350-0323**

#### PROPERTY FEATURES

- 4 spacious offices with collaborative glass barn doors between some offices
- Large private break room
- Inviting lobby/reception area with street parking exposure
- Decorated common area restrooms
- Large storage area
- OpEx: \$6.50/SF (Includes electrical, water, and janitorial)



*All information contained herein has been obtained from sources deemed reliable,  
but we cannot guarantee it. It is also subject to change without notice.*

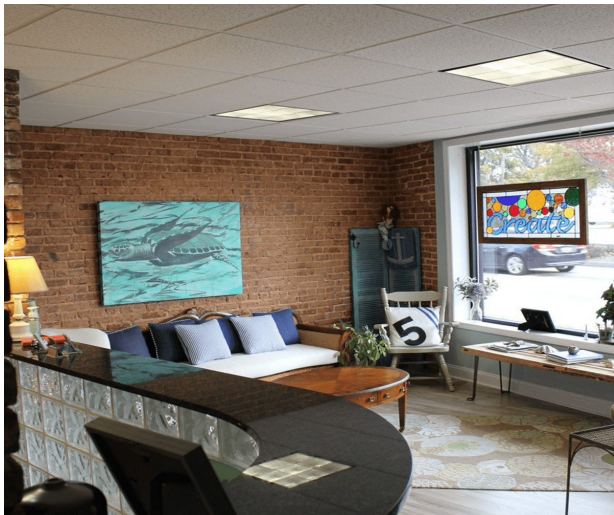
340 Rocky Slope Road, Suite 302, Greenville, SC 29607

📞 **864-242-4200** • [kdsproperties.com](http://kdsproperties.com) • ✉ [admin@kdsproperties.com](mailto:admin@kdsproperties.com)



## PHOTOS

---



*All information contained herein has been obtained from sources deemed reliable,  
but we cannot guarantee it. It is also subject to change without notice.*

**340 Rocky Slope Road, Suite 302, Greenville, SC 29607**

**☎ 864-242-4200 • [kdsproperties.com](http://kdsproperties.com) • ✉ [admin@kdsproperties.com](mailto:admin@kdsproperties.com)**