

OFFICE FOR LEASE: +/- 3,800 SF

100 MEDICAL CENTER DRIVE, WOODRUFF, SC



FOR LEASE: \$16 /SF MG



Medical Office: Downtown Woodruff, SC

This medical office in bustling Woodruff, SC offers a large reception/waiting area, 2 large exam/x-ray rooms, 8 exam rooms, 3 offices, 3 Restrooms, 1 shower, and storage area. Landlord will allow space to be configured per tenant needs. Shared lobby/client entrance, large parking lot and a private side entrance. Modified Gross: Utilities are included. Tenant shares taxes and insurance cost.

PROPERTY FEATURES

- ✓ Medical or general office use
- ✓ VPD: E Georgia Rd 8,000: Main St 15,000
- ✓ 30% Population Growth since 2020
- ✓ 7,500: Population 3 mile radius
- ✓ Spartanburg County 4-26-00-015.00



CHAD ROACHE

chad@spencerhines.com

864-275-0477



Spencer Hines Properties

215 N Pine St, Spartanburg, SC 29302

www.spencerhines.com

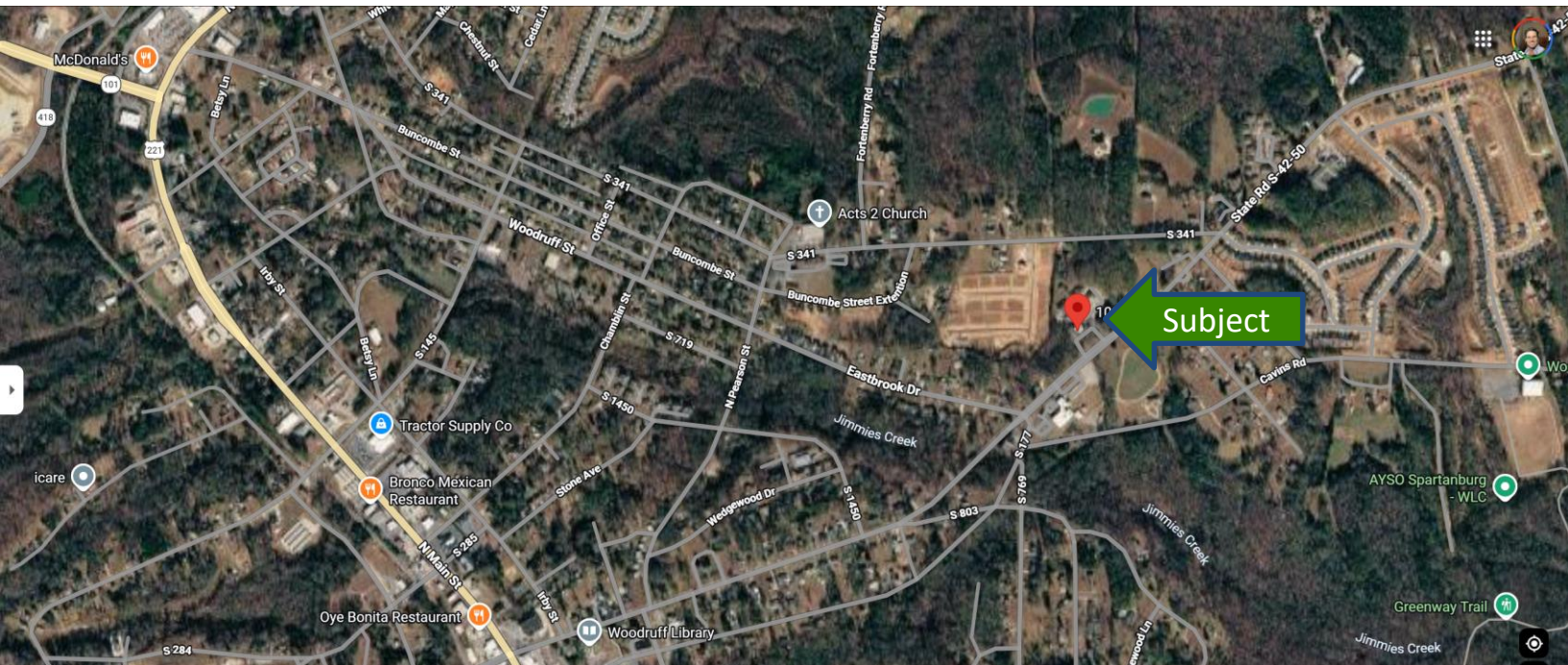
DISCLAIMER: This information is believed to be accurate but no warranties are implied or given. It is for reference purposes only.

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