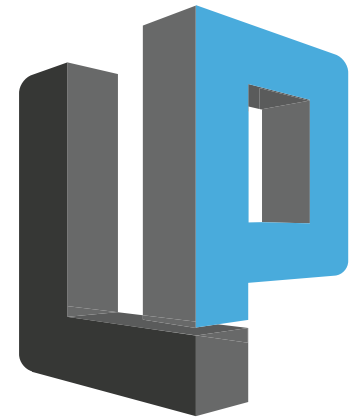


±55,178 SF available for lease

LEGACY PARK WEST

CLASS-A INDUSTRIAL PARK

1533 GALLERIA BLVD | ROCK HILL, SC 29730



**Available
Immediately!**

**±1,935 sf office space*



Virtual **360°** Tour



of our Property



View **360°** Tour



PARK OVERVIEW

Legacy Park West is a master-planned, Class A industrial business park located in Rock Hill, South Carolina. Located one mile from I-77, the Park offers convenient access to the entire Charlotte market and is approximately 25 minutes from the Charlotte Douglas International Airport. Neighboring tenants include Elite Logistix and Ross Stores and Rock Hill Galleria Mall is a short drive away providing access to many retail options.



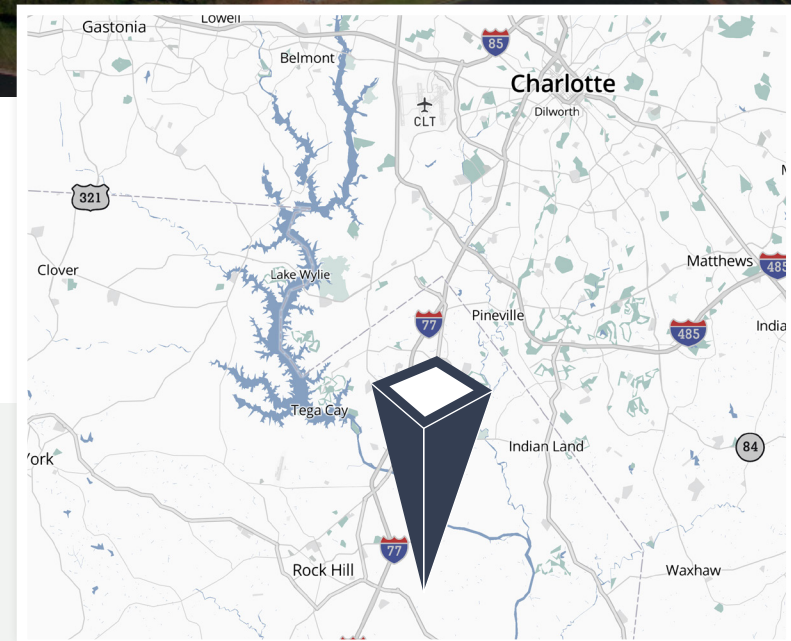
±0.3 MILES



±16.3 MILES

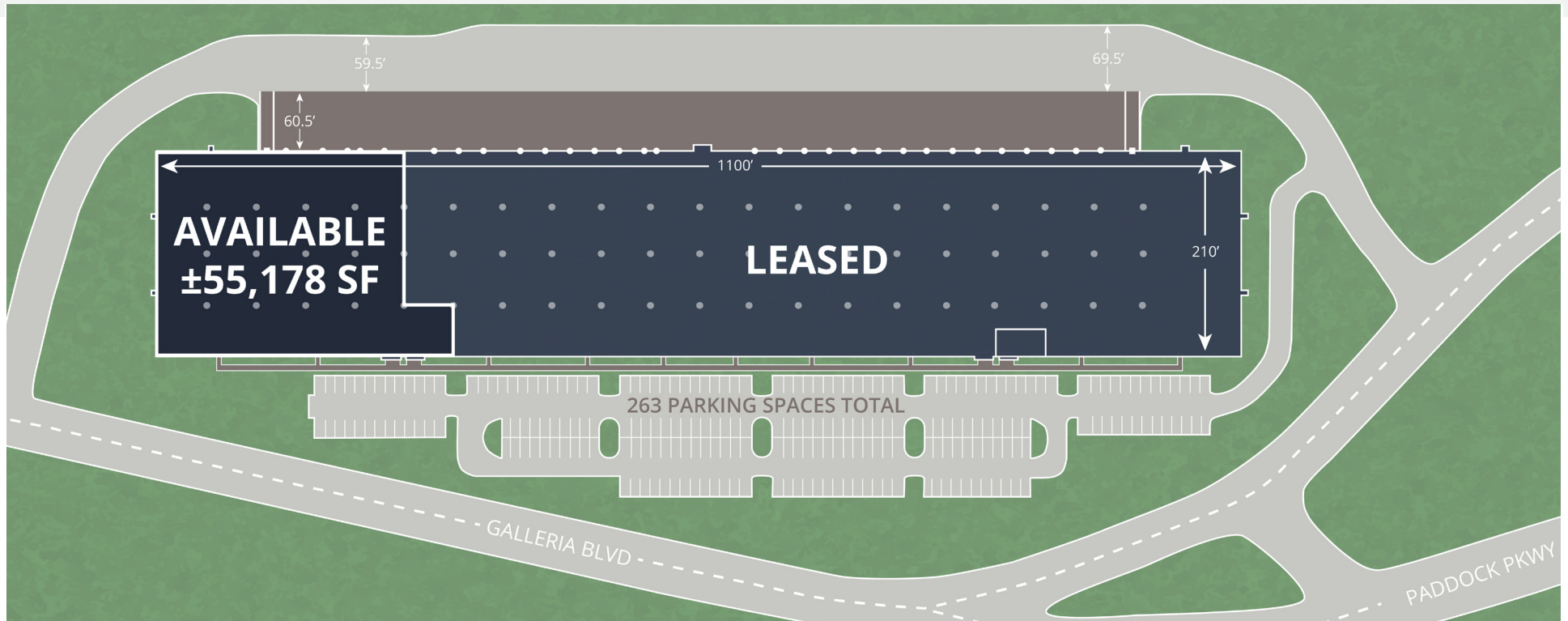


±27.7 MILES





BUILDING SPECIFICATIONS



Address:	1533 Galleria Blvd, Rock Hill SC
County:	York
Zoning:	MP BIP
Parcel Acres:	±31.72 ac
Available SF:	±55,178 sf

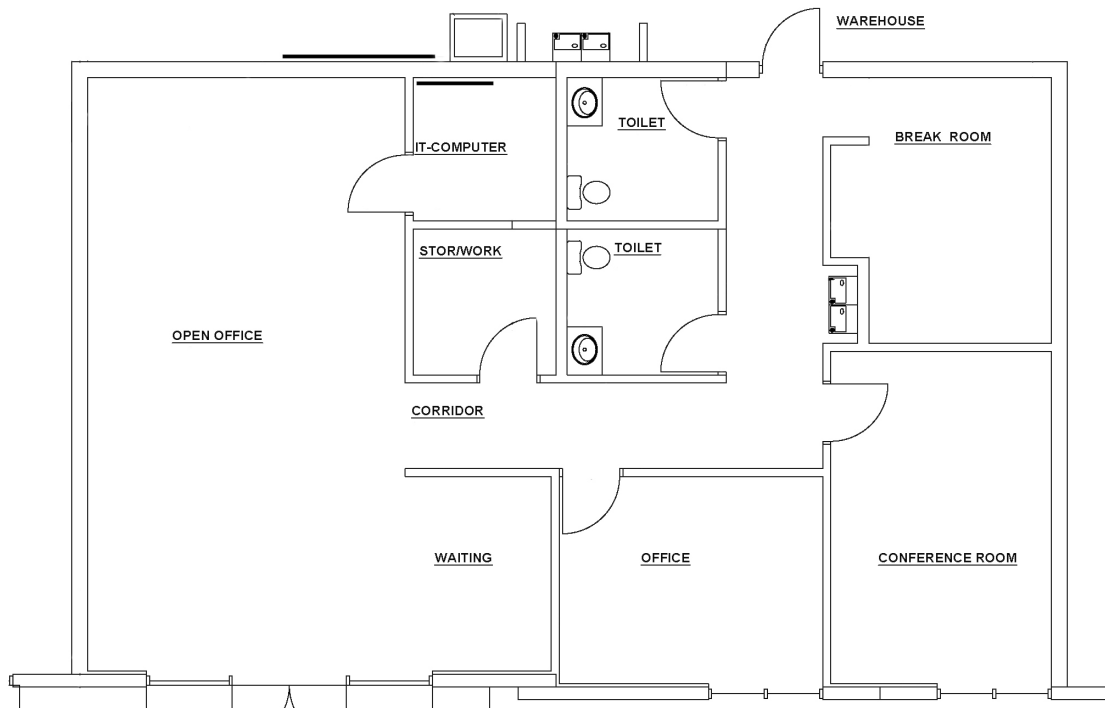
Dimensions:	250' x 210'
Clear Height:	32'
Dock Doors:	Five (5) with pit-levelers
Knock Outs:	Four (4)
Drive Ins:	One (1)

Column Spacing:	50' x 50'
Sprinkler:	ESFR
Speed Bay:	60'
Power:	400 amps
Auto Parking Available:	±63 spaces



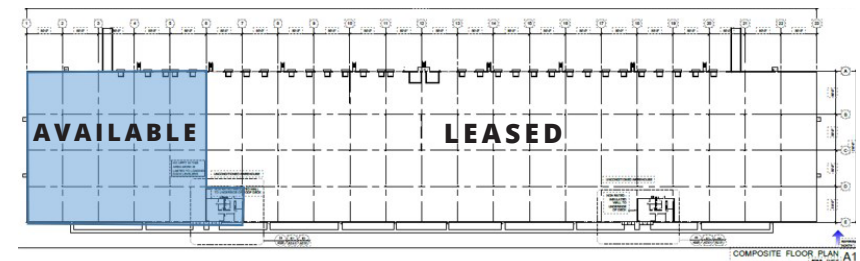
SPEC OFFICE PLAN

±1,935 SF



OPEN OFFICE FLOOR PLAN

- ONE (1) PRIVATE OFFICE
- ONE (1) CONFERENCE ROOM
- BREAK ROOM
- TWO (2) RESTROOMS
- STORAGE ROOM
- IT ROOM





INTERSTATE ACCESS



If you would like more information on this offering, please get in touch.

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