

# NOMA

## FLATS

OFFICE CONDOS FOR SALE



233 N Main St | Greenville, SC 29601

**NAI** Earle Furman

**Scott Jones, SIOR**  
864 678 5921  
sjones@naief.com

**John Stathakis, II, CCIM**  
864 678 5931  
jstathakis@naief.com

**Chrestman Rainey**  
864 569 2575  
crainey@naief.com





## PROPERTY AMENITIES

- Rare opportunity to own office space in Greenville's growing central business district
- Condos range from 1,620 SF to 4,918 SF
- Elevator access is available
- Suites have direct access to City owned parking garage via a covered walkway
- NOMA Flats is a quality mixed-use development with office, retail, and apartments
- NOMA Flats has completed extensive exterior upgrades to the building facade, common area walkways, storefronts, balconies, and elevator
- Tenant directory with business name on Main Street available

## OFFICE CONDOS AVAILABLE

- Unit 202: \$996,000 | ±3,353 SF (rear suite)  
(Lease expires 8/31/2026)
- Unit 200\*: \$594,000 | ±2,000 SF (front suite)  
(Lease expires 6/30/2026)
- Unit 250\*: \$970,000 | ±3,298 SF (front suite)
- Unit 260: \$476,000 | ±1,620 SF (rear suite)
- Units 250 & 260 Combined: \$1,446,000 | ±4,918 SF

*\*Units have private balconies overlooking Main Street*



**HATCH LEGEND**

	COMMON AREA
	LIMITED COMMON ELEMENTS ***NOTE: PATIOS NOT INCLUDED IN SF TOTALS***
	OPEN TO BELOW
	NET LEASABLE AREA ***NOTE: SOME SPACES COLOR CODED FOR MARKETING PURPOSES***

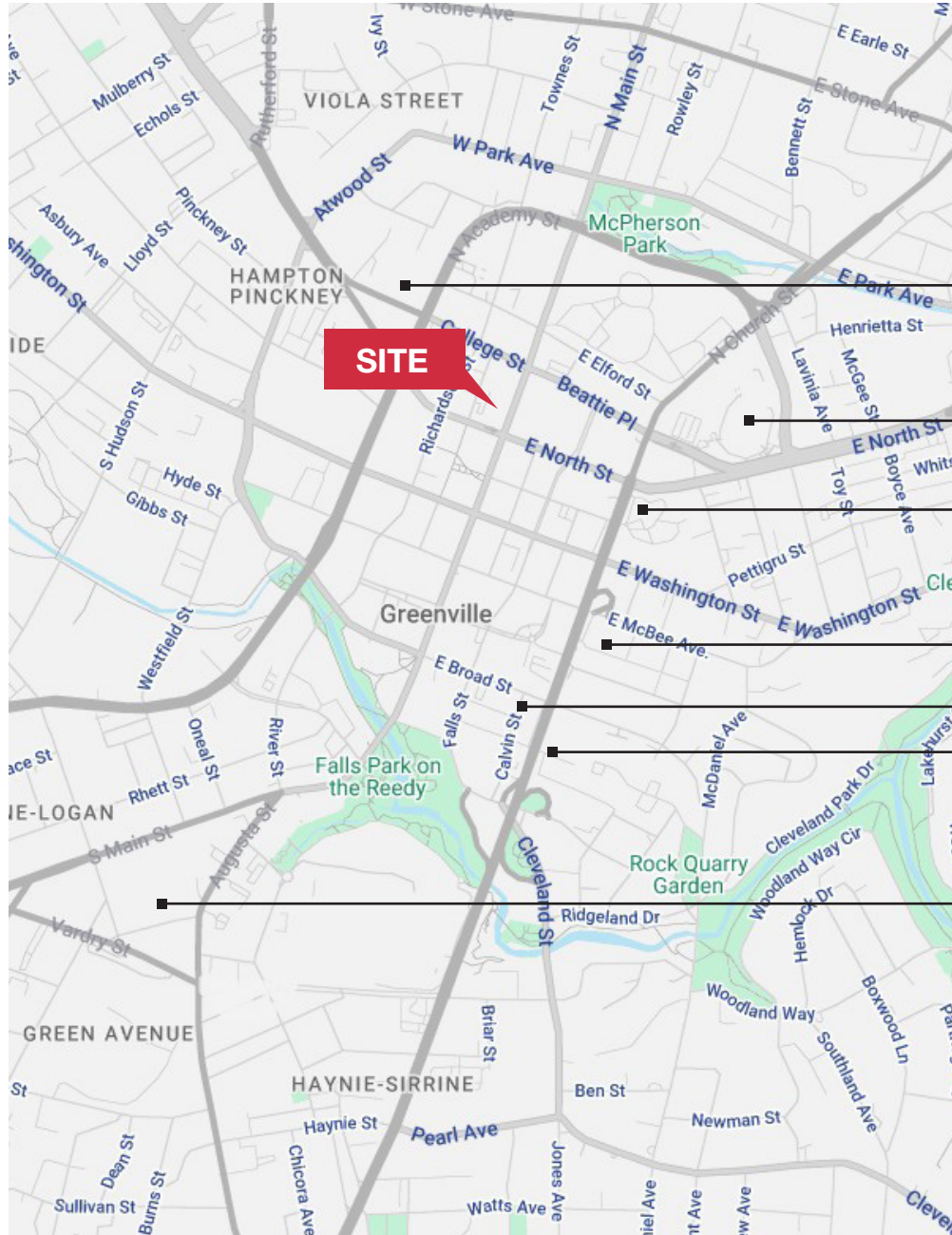












Greenville Theatre/Greenville County Museum of Art/Childrens Museum

Bon Secours Wellness Arena

Federal Courthouse

Publix/Staples

Peace Center

Camperdown Plaza

Flour Field





Downtown Greenville is one of the most walkable small-city downtowns in the U.S., with a tree-lined Main Street, wide sidewalks, and over 100 local restaurants, cafes, and boutique shops within blocks.



Greenville's downtown area offers easy access to I-385, I-85, and Highway 123, connecting Greenville to Atlanta (2 hrs), Columbia (1.5 hrs), and Charlotte (1.5 hrs).



GSP International Airport is only 15–20 minutes away, providing direct flights to many US cities.



Numerous restaurants, art galleries, the Peace Center for the Performing Arts, and the Greenville Drive baseball stadium all contribute to a lively after-work environment.





**greenville**  
South Carolina

One of the 40 Most Charming Small Downtowns in America (HGTV.com – September 17, 2025)

#17 Cities on the Rise 2025: The 25 Fastest-Growing U.S. Metros for Jobs and New Talent (LinkedIn – July 15, 2025)

The World's Best Awards: #7 Best U.S. Cities (Travel + Leisure – July 8, 2025)

#6 Readers' Choice Best Small City for Foodies (Newsweek – July 3, 2025)

#6 Top Small US Cities for Food and Drink (Food & Wine – June 4, 2025)

One of the 25 Best Places to Retire in 2025 (Forbes – May 9, 2025)

Falls Park Voted a Best City Park for 5<sup>th</sup> Time in a Row (USA Today – April 17, 2025)

#6 South's Best Cities 2025 (Southern Living Magazine, March 11, 2025)

One of "The Best Cities to Launch and Grow Your Business" (Success.com – February 2025)

#10 Top Growth Metros for In-Migration 2024 (U-Haul – January 2025)

#4 Friendliest Cities in the US – Readers' Choice (Condé Nast Traveler – October 2024)





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