

FOR LEASE

Retail/Office Spaces in Easley's Carolina Center



Executive Summary

838 Powdersville Rd | Easley, SC

Property Description:

- Pickens TMS#: 5038-06-38-5855
- Traffic Counts - 9,800 VPD
- Road Frontage: ±675 feet on Powdersville Rd.
- Located ±0.8 miles from Hwy 123
- Located ±2.4 miles from Hwy 153
- Highly visible and easily accessible on Powdersville Rd.
- Co-Tenants Include:
 - ATI Physical Therapy, Custom Med Pharmacy, All-on-X, Powdersville Smiles Dentistry, Ascend Chiropractic

Offering Summary

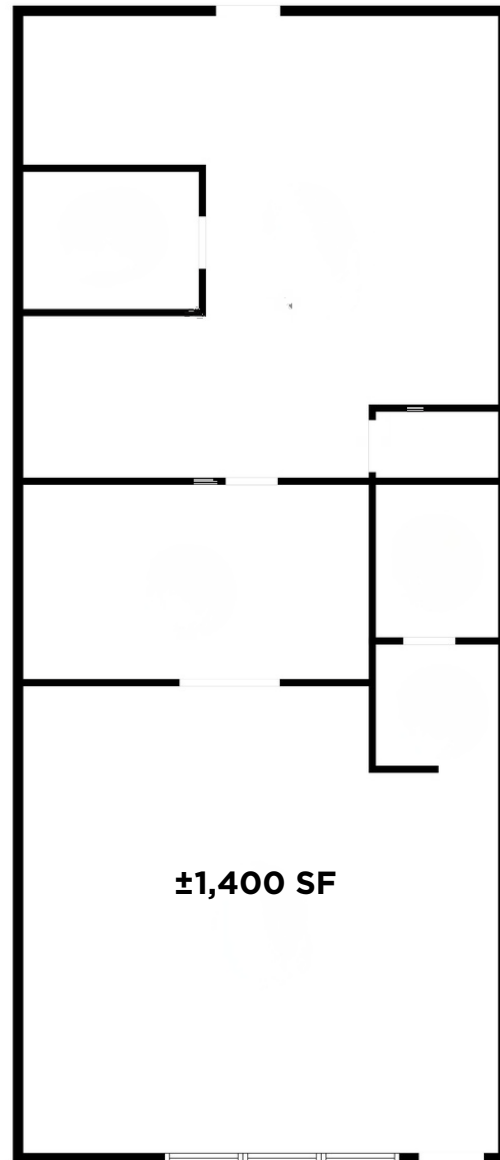
Suite I:	±1,400 SF
Suite M & N:	±2,800 SF
Suite O:	±1,400 SF
Suite O + M & N:	±4,200 SF
Lease Rate:	\$14/SF (NNN)

Acreage, square footage, taxes, utilities and lot dimensions to be verified by Tenant and/or Tenant's Agent.



Floorplan

838 Powdersville Rd | Suite I



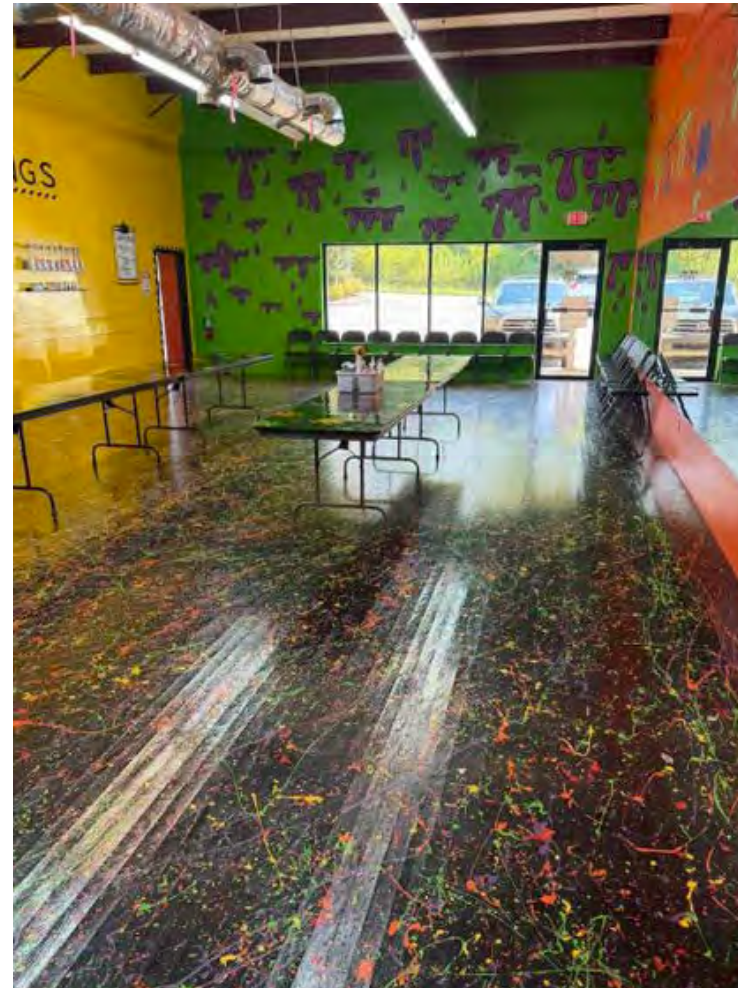
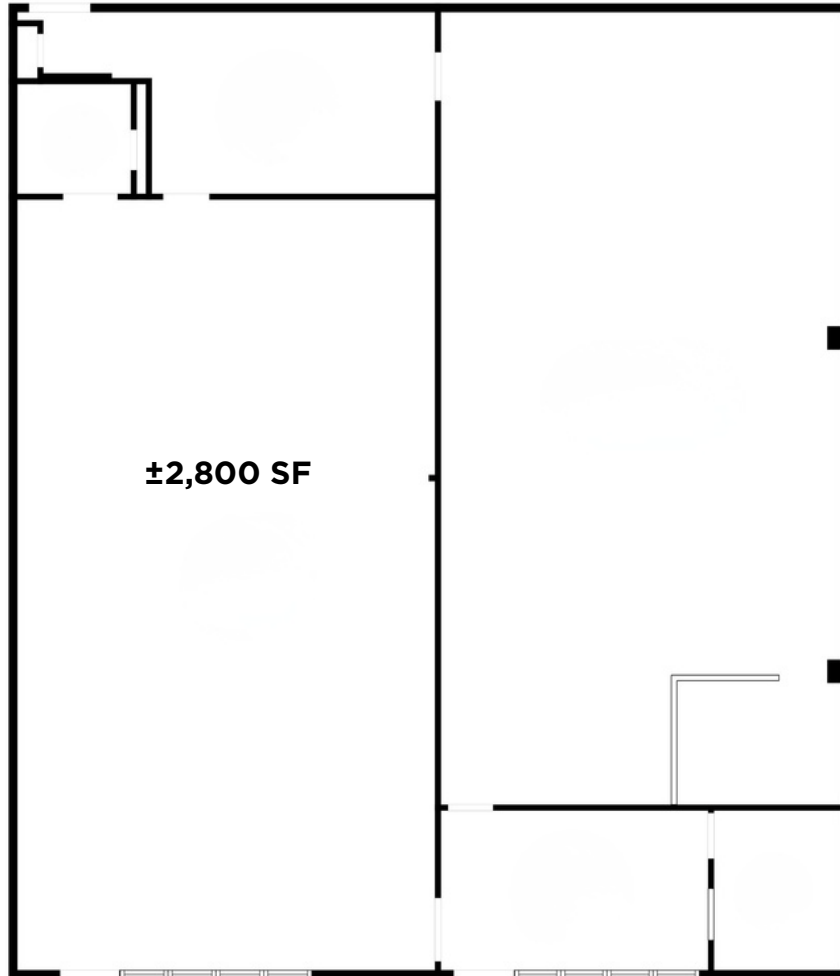
Front of Suite



Floorplan

838 Powdersville Rd | Suite M & N

REEDY

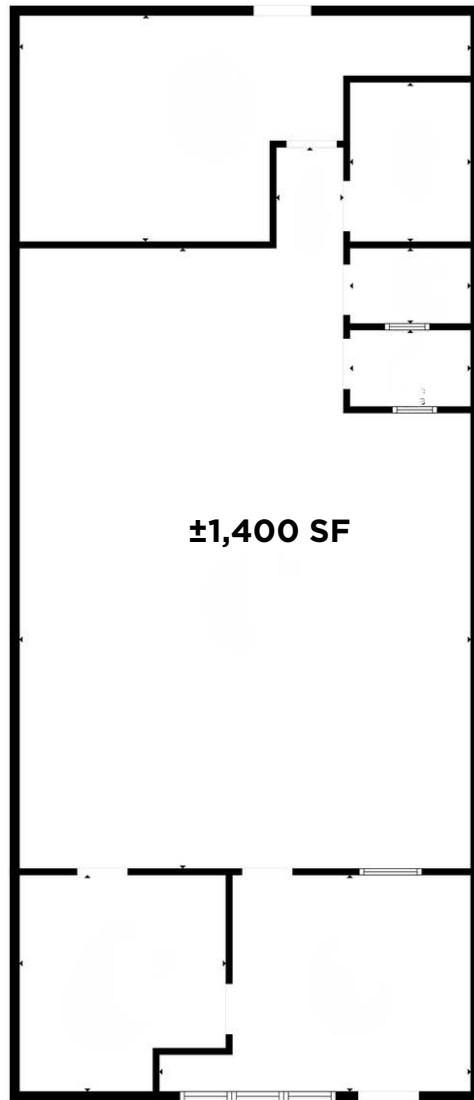


Front of Suite

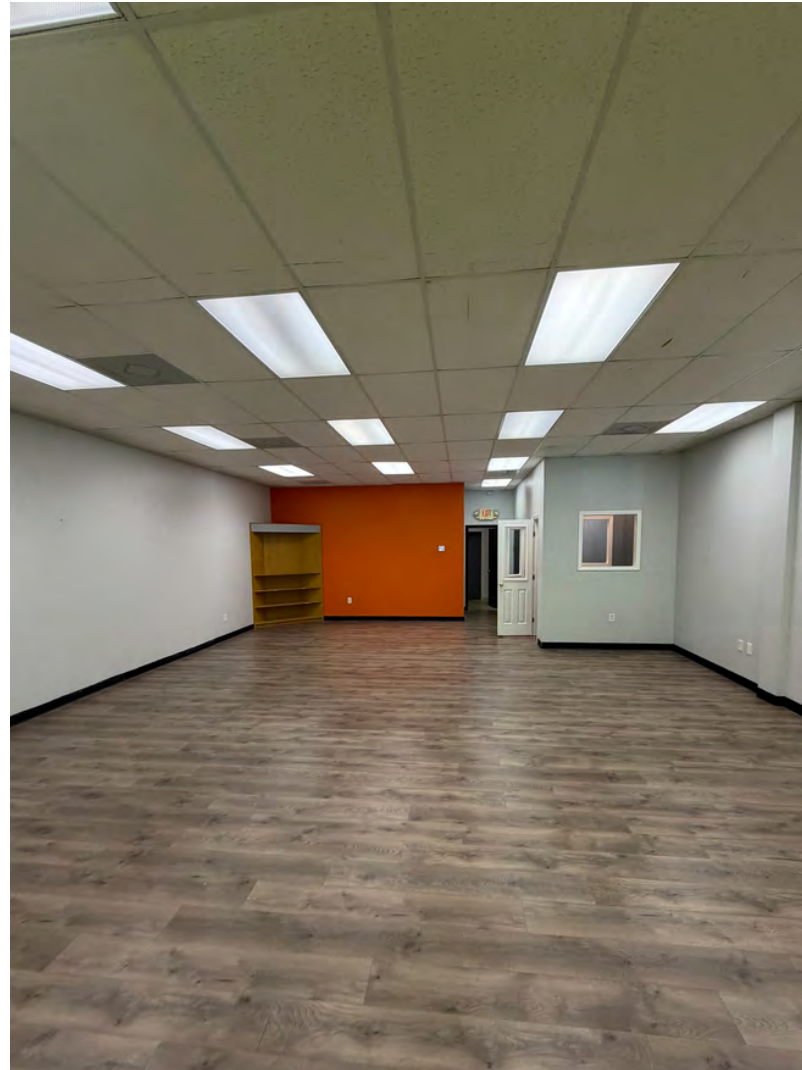
Floorplan

838 Powdersville Rd | Suite O

REEDY



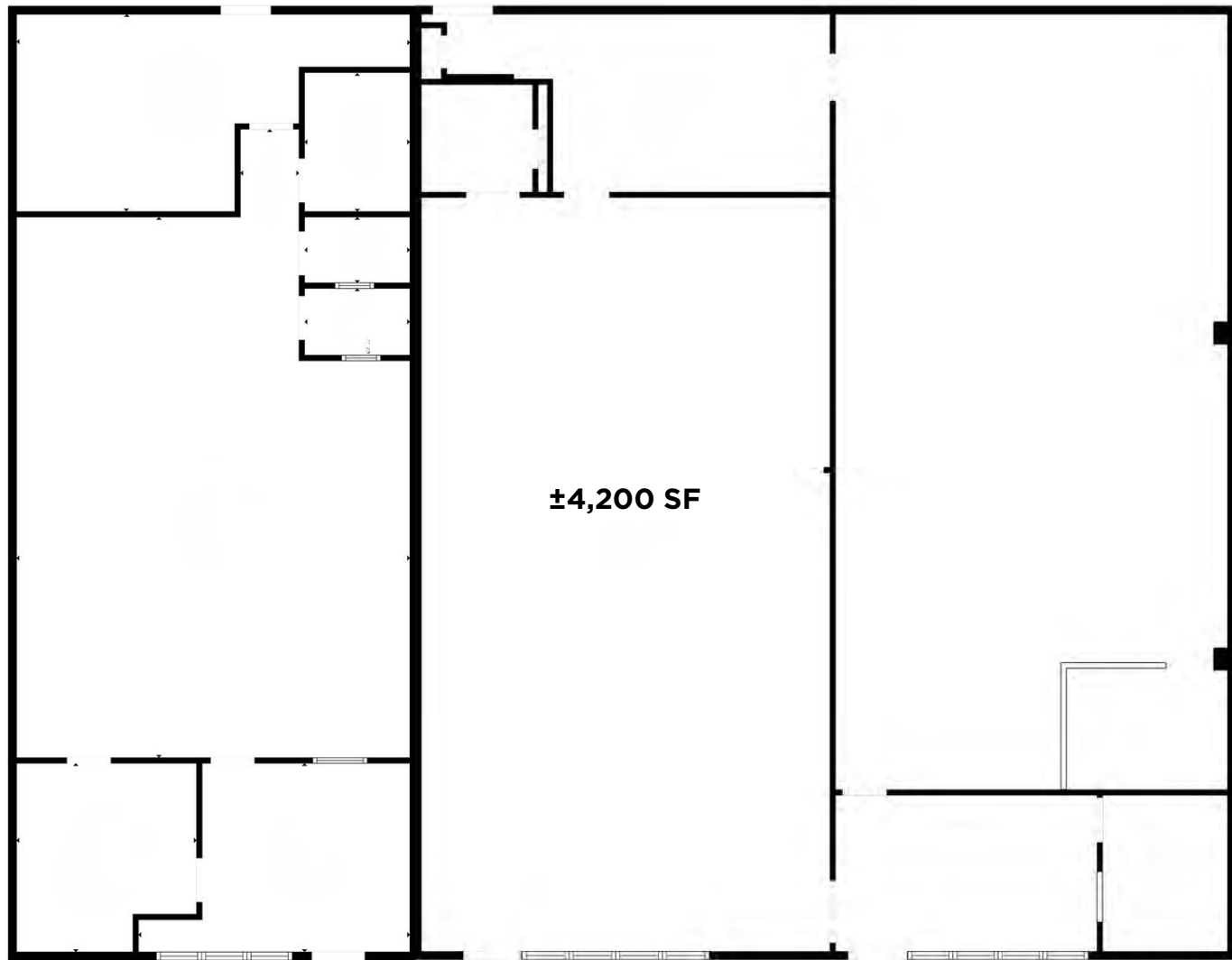
Front of Suite



Floorplan

838 Powdersville Rd | Suite O + M & N

REEDY



Front of Suites

Meet Your Neighbors

838 Powdersville Rd



Retail Map

Easley, SC



Confidentiality & Disclaimer

Reedy Property Group



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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Reedy Property Group in compliance with all applicable fair housing and equal opportunity laws.

Contact Information

Reedy Property Group

WE KNOW THE MARKET BECAUSE WE'RE INVESTED HERE TOO

At Reedy Commercial, we care about the why behind a commercial property as much as the what. That's because we believe resilient communities, and portfolios that weather any market, start with people who have a vision beyond a quick profit.

Our network is as valuable as our net worth because this is our market, too.

We're invested in every asset class of commercial real estate right where our roots run deepest. That's how we uncover powerful investments in unexpected locations that yield incredible returns. It's why our clients trust us over the latest trends. And, it's what ignites our deepest passion - turning real estate investments into legacies.

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