



Colliers

Two Buildings **For Lease** at Midway Industrial complex

108 & 109 Chelle-Lin Drive | Gaffney, SC

Building 108:
±5,500 SF

Building 109:
±13,500 SF

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108 Chelle-Lin Dr

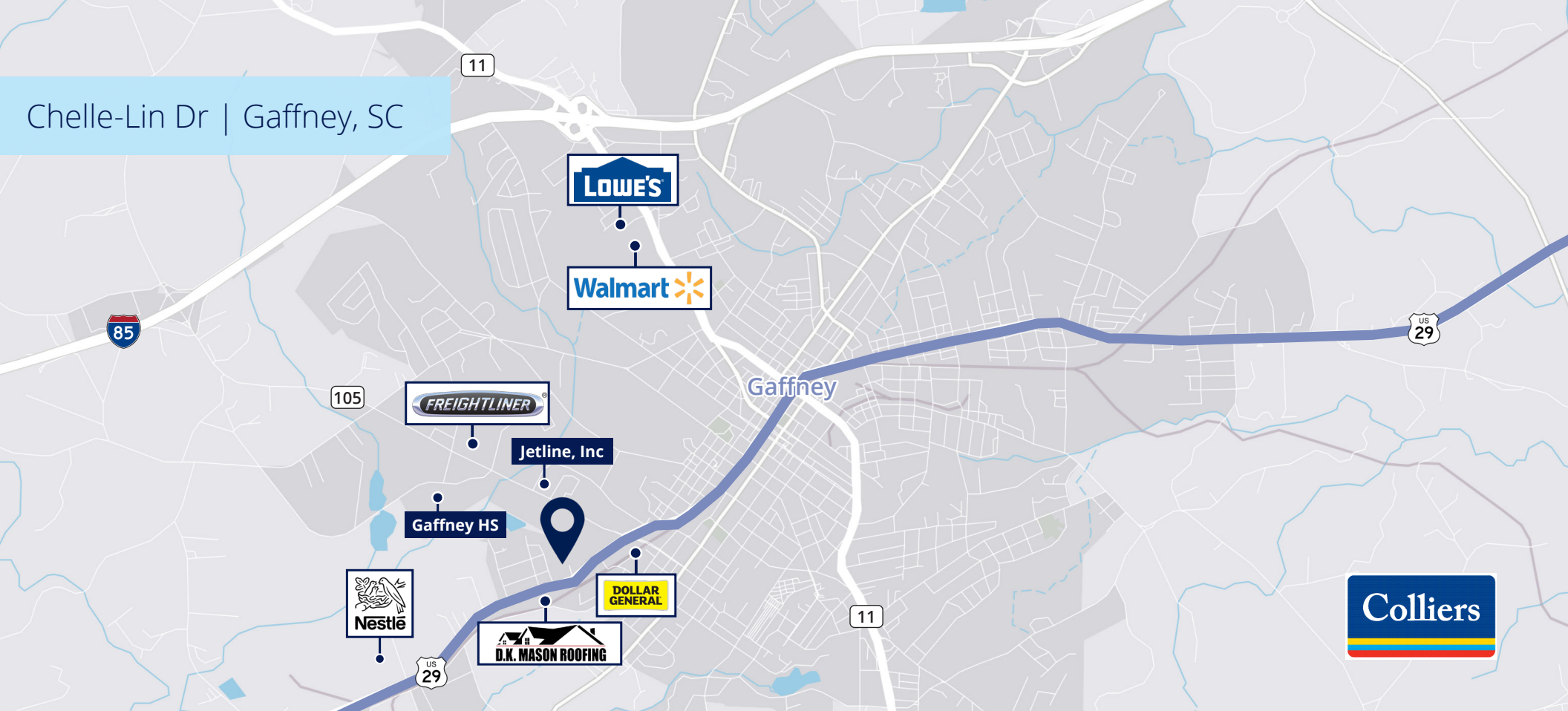
Building size:	±5,500 SF
Office space	±600 SF
Clear height	16' Clear - 14' at eaves
Column spacing	23'
Dock doors:	(1) 8' x 10'
HVAC:	Fully conditioned
Lighting:	LED
Roof:	Metal
Year built:	1995



109 Chelle-Lin Dr

Building size	±13,500 SF
Office space	±2,000 SF
Clear height	20' Clear - 17' at eaves
Column spacing	19' Column spacing
Dock doors	(2) Dock doors (2) drive ins
HVAC:	Fully conditioned
Lighting:	LED
Roof:	Metal
Year Built	2004

Chelle-Lin Dr | Gaffney, SC



Opportunity

Midway Industrial Complex sits just off US Highway 29 and offers buyers an incredible opportunity for business to situate themselves at one of Gaffney's most travelled intersections.

Conveniently located between Charlotte and Atlanta along the I-85 corridor, Gaffney (Cherokee County) continues to see unprecedented growth in the Upstate of South Carolina.

Minutes down the road sits I-26, which provides direct access to the Port of Charleston, and slightly northwest of the I-85/I-26 junction sits the Inland Port in Greer. These access points provide significant business advantages and connects tenants to more than 100 million consumers within a one-day drive.

Key Distances

I-85 (Exit 90)	±1.4 miles
Downtown Gaffney	±2.9 miles
Spartanburg, SC	±18.7 miles
Greenville-Spartanburg Airport	±37.3 miles
Greer Inland Port	±39.0 miles
Charlotte Douglas Airport	±47.9 miles
Charlotte, SC	±56.6 miles

Building 108 Photos



Building 109 Photos





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