

3260 SOUTHPORT ROAD, SPARTANBURG, SC

±90,000 SF

FOR LEASE

INDUSTRIAL
BUILDING



SOUTHEAST
INDUSTRIAL PROPERTIES

LEASE RATE:

\$4.50

PSF NNN

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PROPERTY HIGHLIGHTS

- Building area:
 - ±90,000 SF TOTAL
 - ±86,000 SF warehouse
 - ±4,000 SF office space
- Available area: ±90,000 SF
- Acres: ±8.21
- Clear height: 23' at center; 16' at eaves
- Sprinkler: 100% wet system
- Loading Doors: 6 dock-high doors with pit leveler and seals | covered docks with 11 positions
- Parking: ±45 auto spaces | truck areas
- Power: 1,200 amps
- Year built: 1988 | Renovated 2019
- Tax Map: #3.27.00-.026

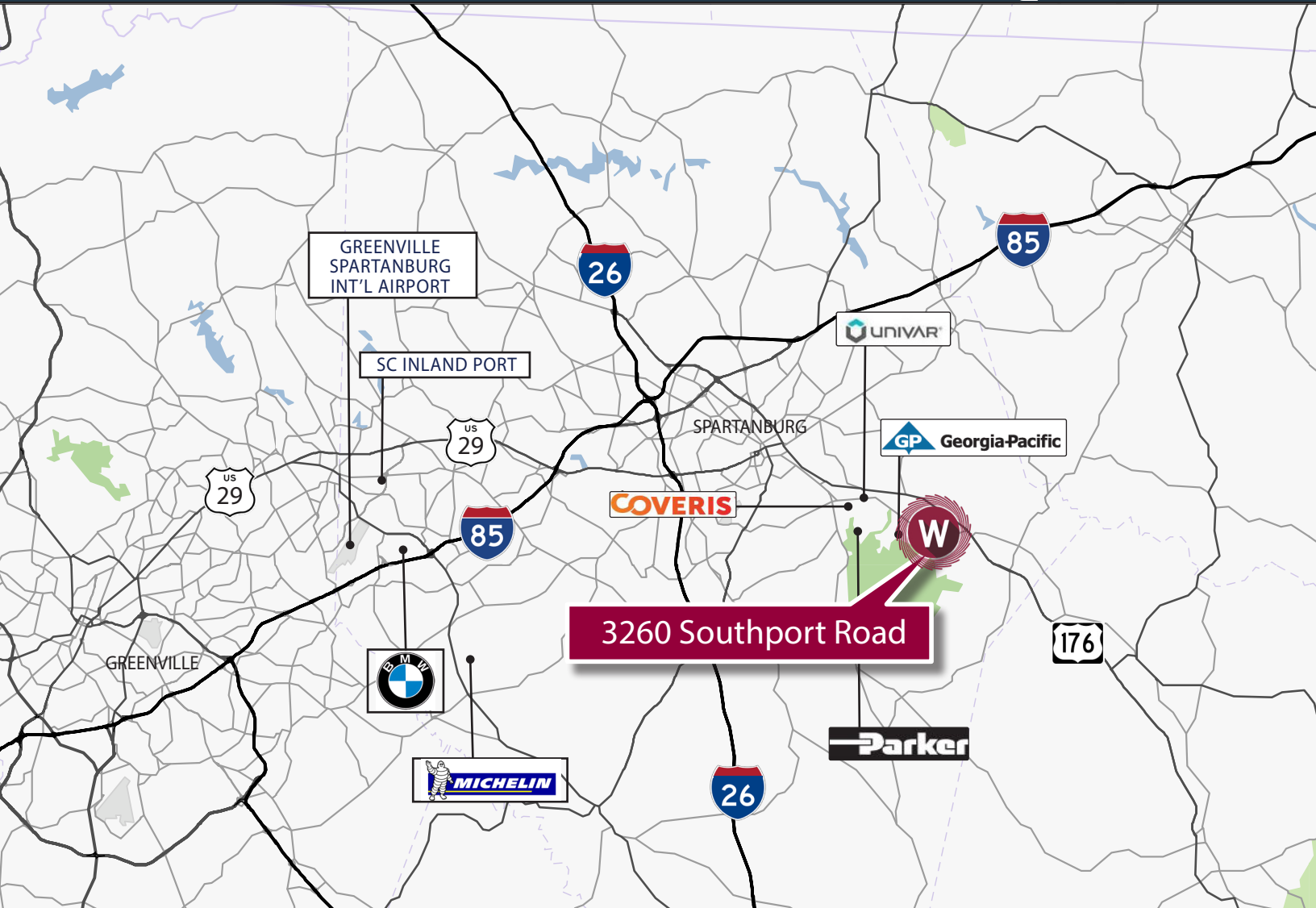
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THE AREA

Spartanburg, SC is known for its international and domestic companies that sustain economic improvements. Spartanburg's logistics/inland port, advanced manufacturing and automotive supply chain continues to draw new business opportunities, development and residents to the area.

PROPERTY FEATURES



CLEAR HEIGHT
23' at center; 16' at eaves



SPRINKLERS
100% wet system



ACRES
±8.21



DOCK DOORS
6 dock-high doors with pit leveler and seals; covered docks with 11 positions



POWER
1,200 amps

DISTANCE

Interstate 585	±9 miles
Interstate 26	±11 miles
Interstate 85	±11 miles
Inland Port Geer	±27.4 miles
Greenville-Spartanburg International Airport	±38 miles
Charlotte Douglas International Airport	±70 miles

INTERIOR PHOTOS



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EXTERIOR PHOTOS

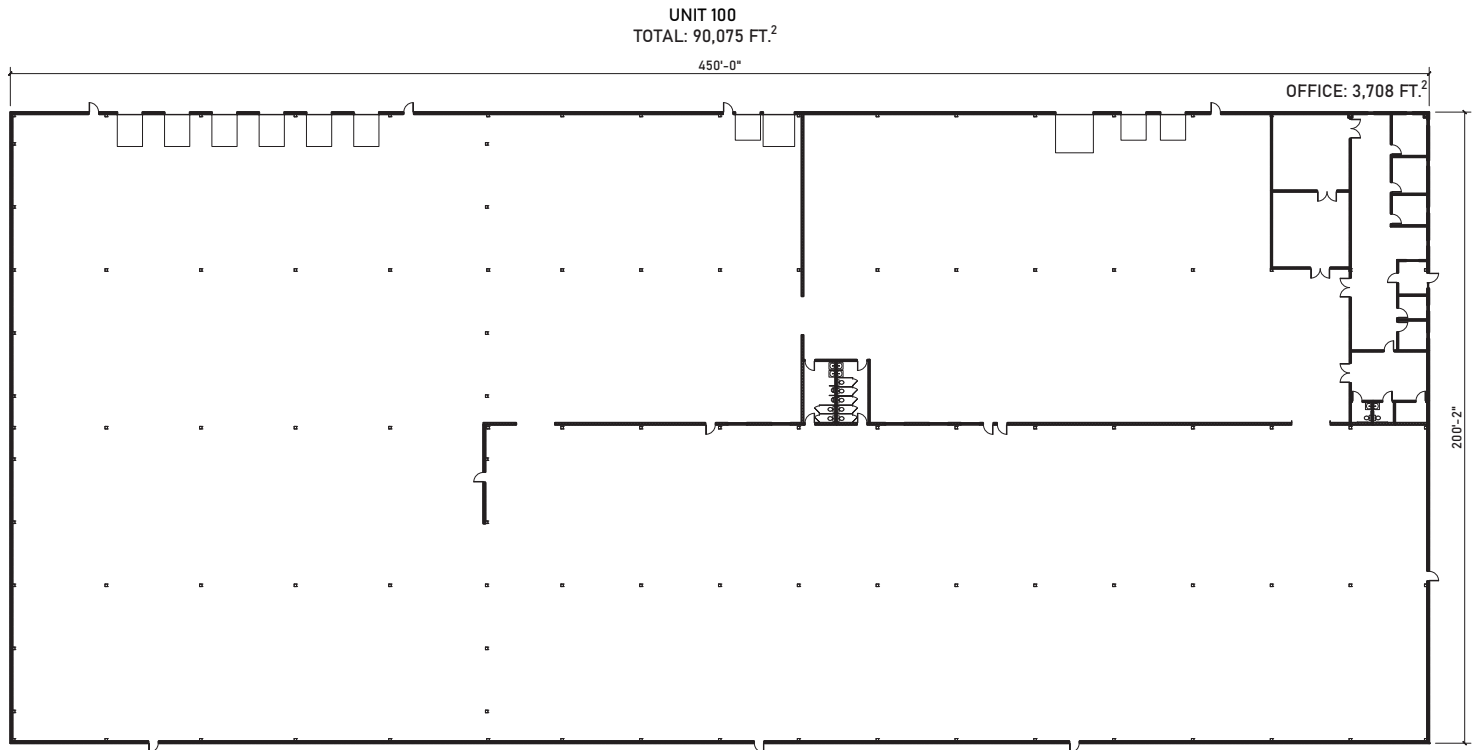


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Providing homes for businesses by finding solutions that create value.