



SPECTRUM COMMERCIAL

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FOR SALE OR LEASE
\$1,950,000 **NEGOTIABLE**

PROPERTIES

300 HAMMETT ST. GREENVILLE, SC 29609



- 281,500 +/- SF MULTI-TENANT WAREHOUSE, OFFICE, DISTRIBUTION, ASSEMBLY & FABRICATION COMPLEX FOR SALE.
- FORMER AMERICAN SPINNING TEXTILE MILL WITH SPRINKLER SYSTEM AND WATER TOWER.
- EXCELLENT REDEVELOPMENT POTENTIAL .
- VARIOUS SIZE OFFICES / WAREHOUSE SUITES AVAILABLE FOR LEASE (LEASE RATE VARIES DEPENDING ON SUITE).
- 10.53+/- ACRES ZONED I-1 AND 2.24+/- ACRES ZONED S-1 IN GREENVILLE COUNTY.
- PROPERTY IS LOCATED AT THE CORNER OF HAMMETT ST. AND VICTOR ST.
- AMPLE ON-SITE PARKING. ELECTRICAL SERVICE SUBSTATION ON SITE.
- 10 DOCK DOORS AND MULTIPLE DRIVE-IN DOORS.
- CONVENIENT ACCESS TO MAJOR TRANSPORTATION CORRIDORS IN GREENVILLE, SC.



MAP LINK: [300 HAMMETT ST. MAP LINK](#)

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