



Available Industrial Building
Augusta Road Warehouse B
 60,000 Square Feet

LOCATION: 6410 Augusta Road
COMMUNITY: Greenville
COUNTY: Greenville
STATE: South Carolina



Description

BUILDING AREA 1,286 Office Square Feet
 58,714 Mfg / Warehouse Square Feet
 60,000 Total Square Feet

SITE: 23.1 Acres
YEAR BUILT: 1996
CONDITION: Good
PREVIOUS USE: Warehouse

CONSTRUCTION: Floor: Concrete
 Walls: Metal (Insulated)
 Columns: 50' x 30'
 Roof: Metal (Insulated)

CLEAR HEIGHT: Eaves: 19'5" (17'6" Under Beam)
 Center: 27'4" (24'8" Under Beam)

SPRINKLER: 100%
HEAT PORTION: 100%
AIR CONDITION.: Office Only
LIGHTING: Metal Halide
TRUCK DOCKS: 6 **DRIVE-IN DOORS:** 1

Taxes and Zoning

TAX DISTRICT: 156
MILLAGE RATE: 301.60 (2009)
FIRE DISTRICT: Gantt
FIRE RATING: 3
ZONING: S-1, Services

Sales

SALE PRICE: Lease Only
LEASE PRICE: Negotiable
AVAILABLE: Immediately
CONTACT: Perry Majorr
 CBRE The Furman Company
 864-242-5151

Utilities

WATER: Greenville Water System
GAS: Piedmont Natural Gas
SEWER: ReWa
ELECTRICITY: Duke Energy

Transportation and Access

INTERSTATE ACCESS : I-85 2 Miles
ALTERNATE HIGHWAY: I-385 6 Miles
COMMERCIAL AIRPORT: GSP International 14 Miles
CIVIL AIRPORT: Donaldson Field 2 Miles
NEAREST PORT: Charleston 204 Miles
RAIL ACCESS: None

Comments

Great proximity to I-85 and industrial parks (Beechtree, SC TAC, and The Matrix). Portion of a 170,000 SF facility. A separate 50,000 SF section is also available.

For Additional Information Contact:

Greenville Area Development Corporation
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 Greenville, SC 29601

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Augusta Road Warehouse B Location Map

