



Available Industrial Park
Global Trade Park
 58 Acres

Location

LOCATION: I-85 & Global Drive
COMMUNITY: Greenville
COUNTY: Greenville
STATE: South Carolina

Description

TOTAL ACRES IN PARK: 74 Acres
REMAINING ACRES IN PARK: 58 Acres
SMALLEST TRACT: 5 Acres
LARGEST TRACT : 20 Acres
INTERSTATE VISIBILITY: Yes
CAN PROPERTY BE SUBDIVIDED Y
CURRENT USE: Developing Industrial Park
SURROUNDING AREA: ICAR, Office, Industrial, Schools
TOPOGRAPHY: Slight Slope
MIN ELEVATION: 980
MAX ELEVATION: 999
SOIL TYPE: CeB, Cecil Sandy Loam, 2%-6% slope

Taxes and Zoning

ZONED INDUSTRIAL: I-1, Industrial
ZONING RESTRICTIONS: Park Covenants & Restrictions
TAXMAP: M11.1-1-3.07
TAX DISTRICT: 500
MILLAGE RATE: 302.20 (2007)
FOREIGN TRADE ZONE: Yes
FIRE DISTRICT: City of Greenville
FIRE RATING: 2

Utilities

WATER: Greenville Water System 16"
GAS: Piedmont Natural Gas 8"
SEWER: Western Carolina 12"
ELECTRICITY: Duke Energy

Transportation and Access

PRIMARY INTERSTATE: I-85 0 Miles
SECONDARY INTERSTATE: I-385 3 Miles
ALTERNATE HIGHWAY: US Highway 276 0.5 Miles
PRIMARY AIRPORT: GSP International Airport 10 Miles
CIVIL AIRPORT: GVL Downtown Airport 5 Miles
PORT: Charleston 200 Miles
RAIL: None

Sales

MIN. PRICE ACRE: \$175,000
MAX. PRICE PER ACRE \$260,000
LEASE:
SOURCE: Rick Cauthen
 Coldwell Banker Caine Commercial
 864-250-6814

Comments

A half-mile of I-85 frontage. Master planned business park (office/light industrial). Landscaped. On-site retention. All utilities, including fiber optic. Located 1/2 mile from Clemson University International Center for Automotive Research. For more information, please visit www.globaltradepark.com.

For Additional Information Contact:

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Global Trade Park Location Map

