



Available Industrial Building  
**Great Southern Warehouse**  
 64,000 Square Feet

**LOCATION:** 27 West Rd, off US 276  
**COMMUNITY** Travelers Rest, SC  
**COUNTY:** Greenville  
**STATE:** South Carolina

**Description**

**BUILDING AREA** 1,600 Office Square Feet  
 62,400 Mfg / Warehouse Square Feet  
 64,000 Total Square Feet

**SITE:** 11 Acres  
**YEAR BUILT:** 1966  
**CONDITION:**  
**PREVIOUS USE:** Fabric Warehouse

**CONSTRUCTION:** Floor: Concrete 4"-6"  
 Walls: Block / Metal Siding  
 Columns: Clear Span  
 Roof: Metal (Insulated)

**CLEAR HEIGHT:** Eaves: 20'  
 Center 30'

**SPRINKLER:** Wet  
**HEAT PORTION:** 100%  
**AIR CONDITION.:** Offices Only  
**LIGHTING:** Fluorescent

**TRUCK DOCKS:** 14 **DRIVE-IN DOORS:** 2

**Taxes and Zoning**

**TAX DISTRICT:** 366  
**MILLAGE RATE:** 310.2 (2009)  
**FIRE DISTRICT:** City of Travelers Rest  
**FIRE RATING:** 5  
**ZONING:** I-1, Industrial

**Sales**

**SALE PRICE:** Lease Only  
**LEASE PRICE:** \$2.00/SF (NNN)  
**AVAILABLE:** Immediately  
**CONTACT:** Gerald Peek  
 Grubb & Ellis - The Furman Co.  
 864-242-5151



**Utilities**

**WATER:** Greenville Water System  
**GAS:** Tanks on Site  
**SEWER:** City of Travelers Rest / ReWa  
**ELECTRICITY** Duke Energy

**Transportation and Access**

**INTERSTATE ACCESS :** I-85 11 Miles  
**ALTERNATE HIGHWAY:** US 276 0.25 Miles  
**COMMERCIAL AIRPORT** GSP International 20 Miles  
**CIVIL AIRPORT:** GVL Downtown Airport 17 Miles  
**NEAREST PORT:** Charleston 213 Miles  
**RAIL ACCESS:** None

**Comments**

Conveniently located in Travelers Rest with close access to US 276 and US 25.

**For Additional Information Contact:**

Greenville Area Development Corporation  
 233 North Main, Suite 250  
 Greenville, SC 29601

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# Great Southern Warehouse Location Map

