

FOR LEASE

# 330 Pelham Road, Greenville, SC

Prime office space with excellent visibility



Get more information

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# Property overview

Located on the high-traffic Pelham Road corridor, the property provides excellent visibility, abundant parking, and easy access to I-385. Surrounded by major retail and restaurant amenities, it's an ideal choice for businesses seeking accessibility, convenience, and a professional setting.

## Highlights

- Turn-key office space with high end finishes
- Signage opportunity
- High visibility with  $\pm 16,500$  VPD
- Abundant parking on-site
- Close proximity to I-385, Haywood Rd, and E North St
- Suite includes: large hard-walled offices with floor to ceiling windows on exterior with reception/waiting area, tech room, and small breakroom

## AVAILABILITIES

Lease rate | \$21/sf/yr | Full service

SUITE	SIZE	AVAILABLE
101A	$\pm 5,200$ sf	10/1/2025
100A	$\pm 2,800$ sf	11/1/2025
200A	$\pm 9,600$ sf	1/1/2026



# Photos - Suite 101A



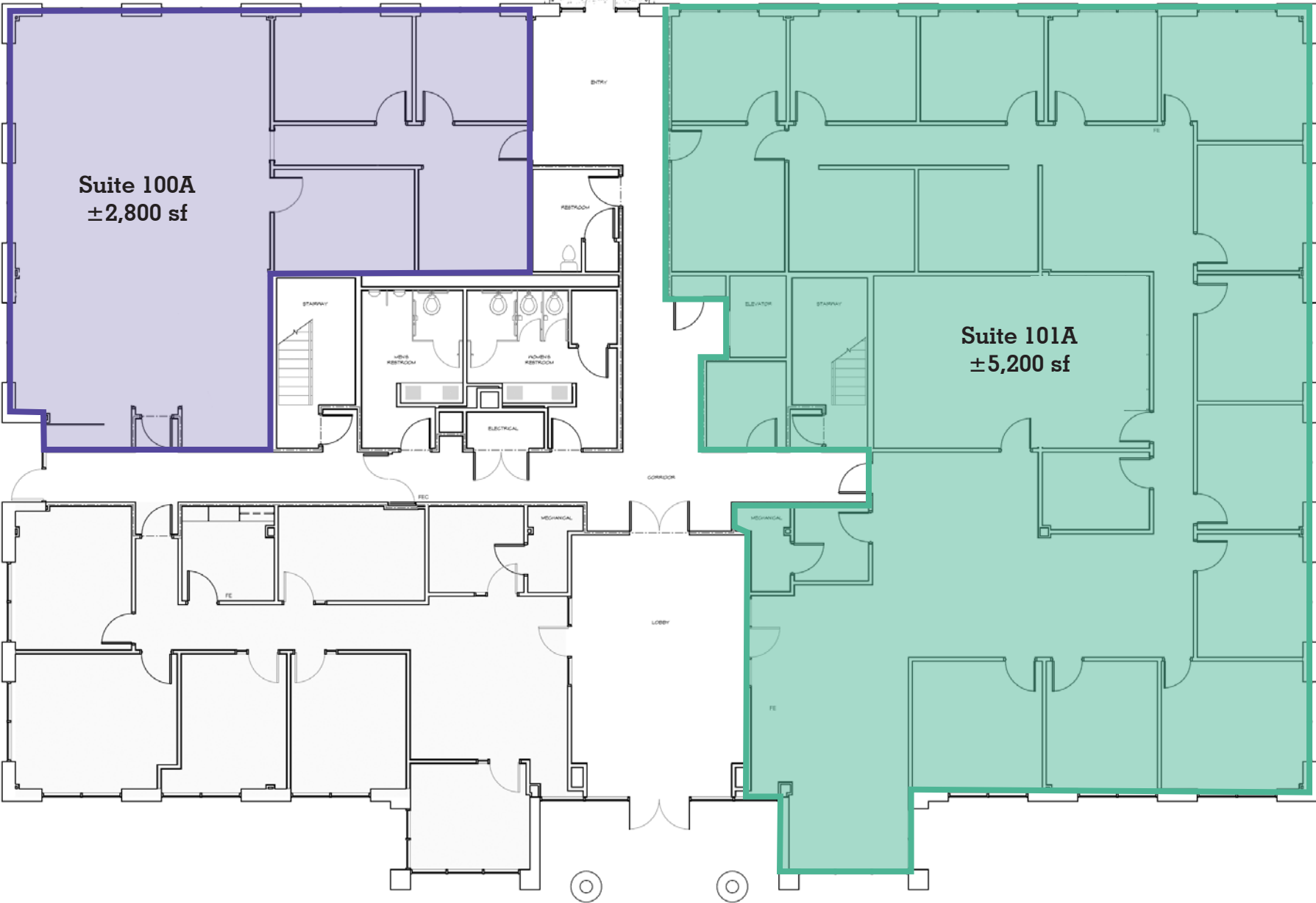
# Photos - Suite 100A



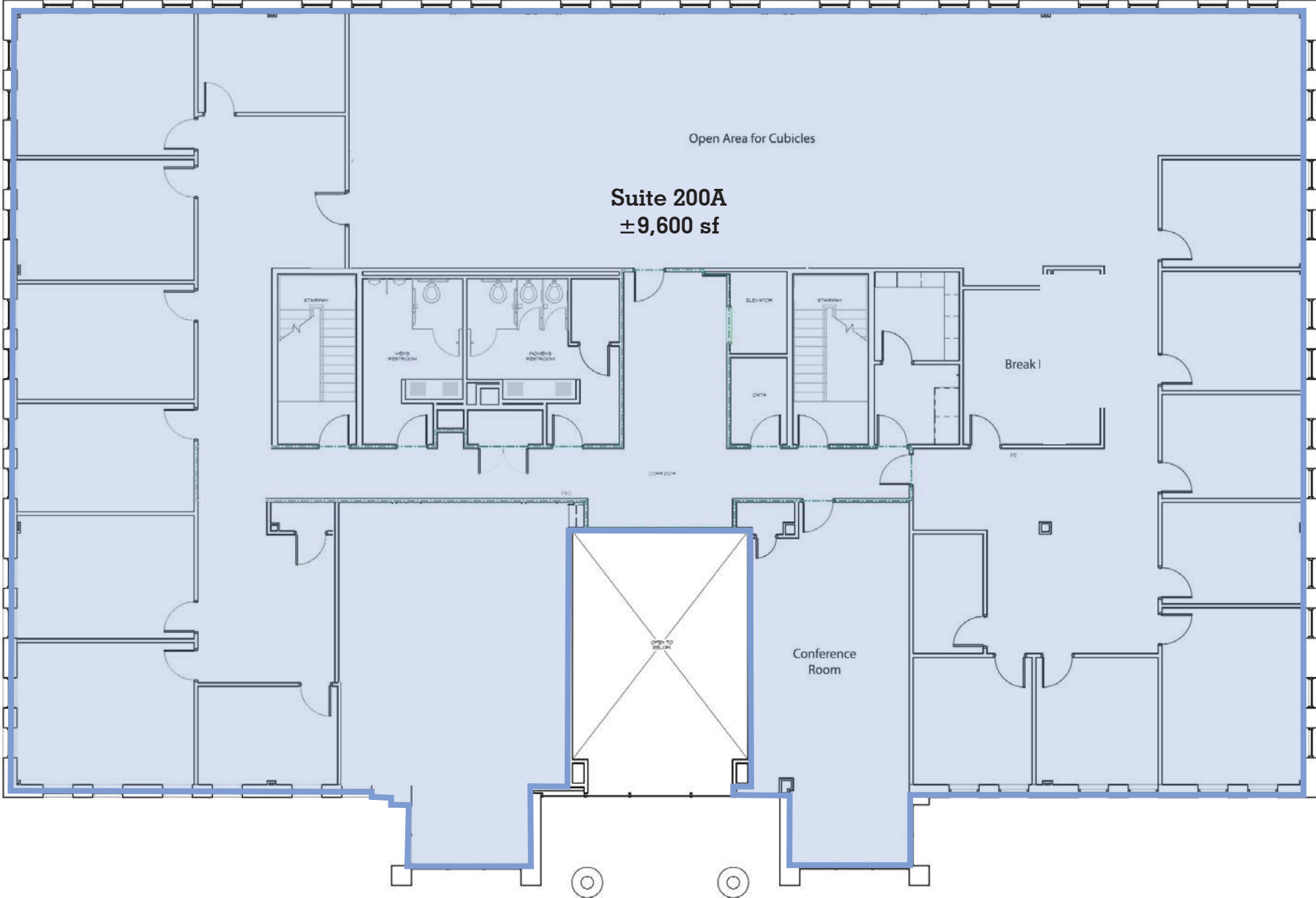
# Photos - Suite 200A

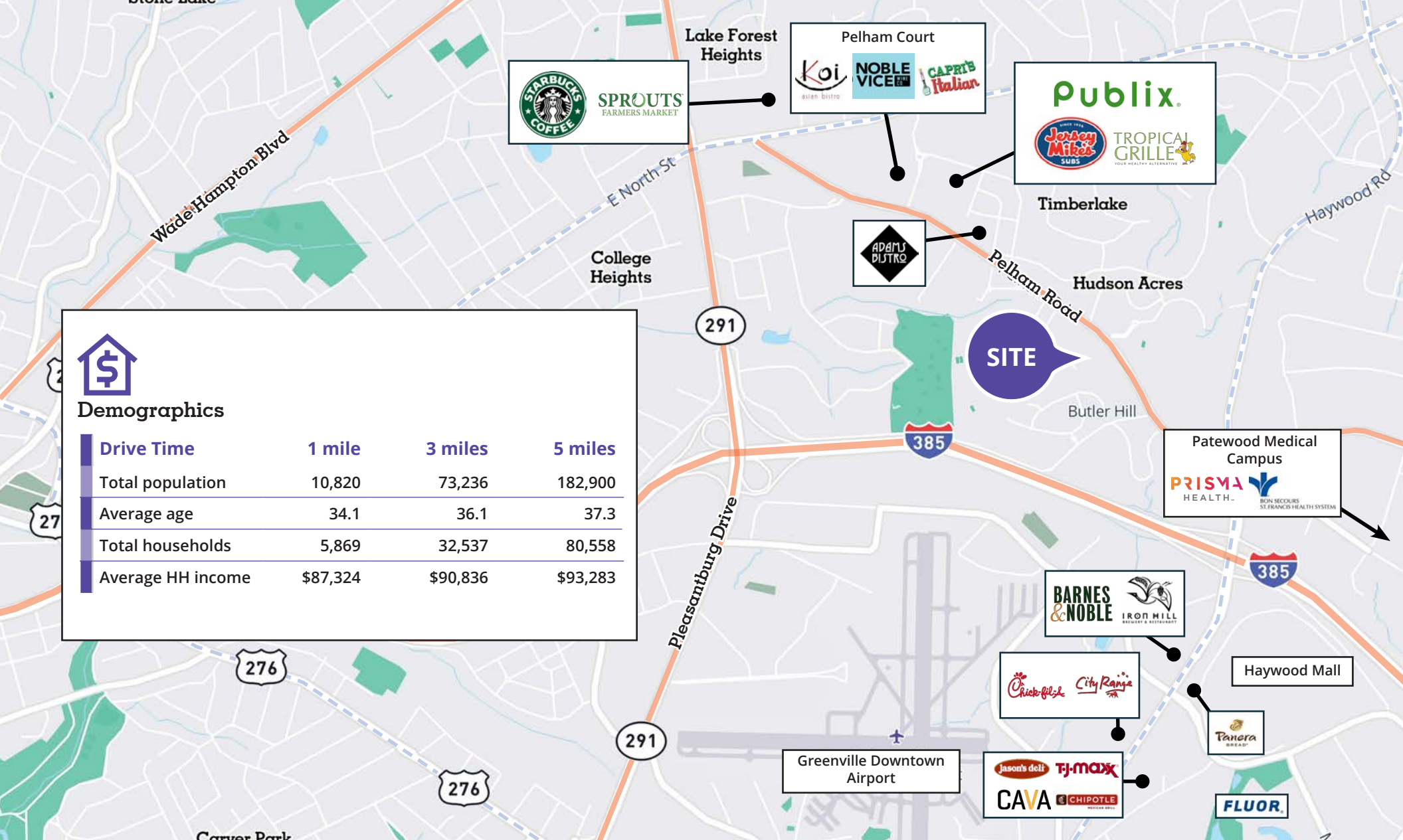



# Floorplan - first floor



# Floorplan - second floor





 **Demographics**

Drive Time	1 mile	3 miles	5 miles
Total population	10,820	73,236	182,900
Average age	34.1	36.1	37.3
Total households	5,869	32,537	80,558
Average HH income	\$87,324	\$90,836	\$93,283

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