

FLEX/WAREHOUSE | FOR LEASE



8 MICHAEL DRIVE

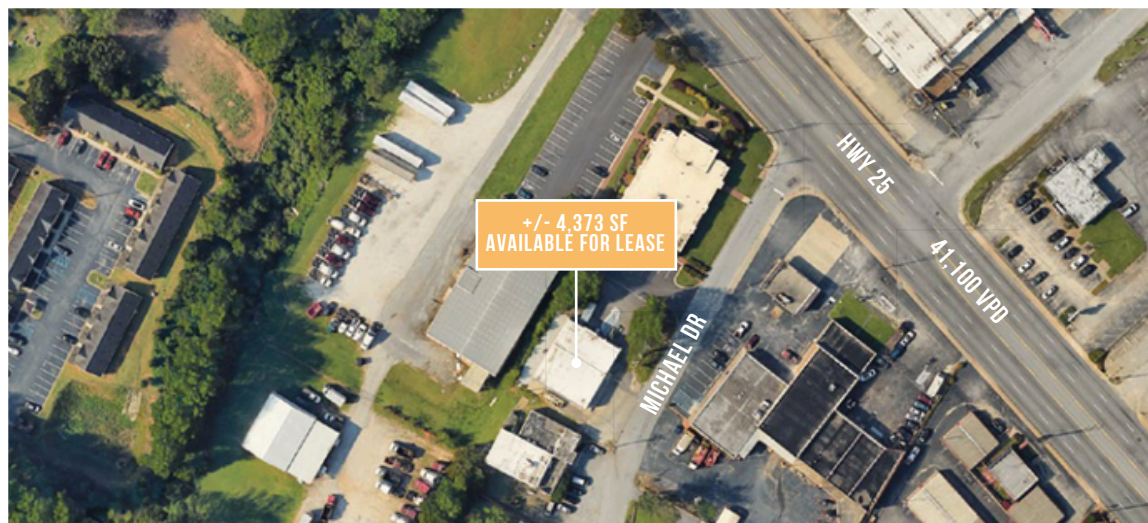
GREENVILLE, SOUTH CAROLINA 29611



AVAILABLE
SEPTEMBER 2026

PROPERTY DETAILS

- +/- 4,373 SF Available for Lease
- +/- 1,750 SF Office
- +/- 2,623 SF Warehouse
- Zoned S-1 Greenville County
- 2 Drive In Doors
- 1 Dock Platform Door
- Clear Heights: 12' - 14'
- 41,100 VPD Hwy 25
- Excellent access to Hwy 25, I-85, and I-185



FLEX/WAREHOUSE FOR LEASE
CALL BROKER FOR PRICING



BROADSTREET
PARTNERS

148 River Street, Suite 205 | Greenville, SC 29601
864.640.6440 | www.broadstreetcre.com

JOHN PARKER

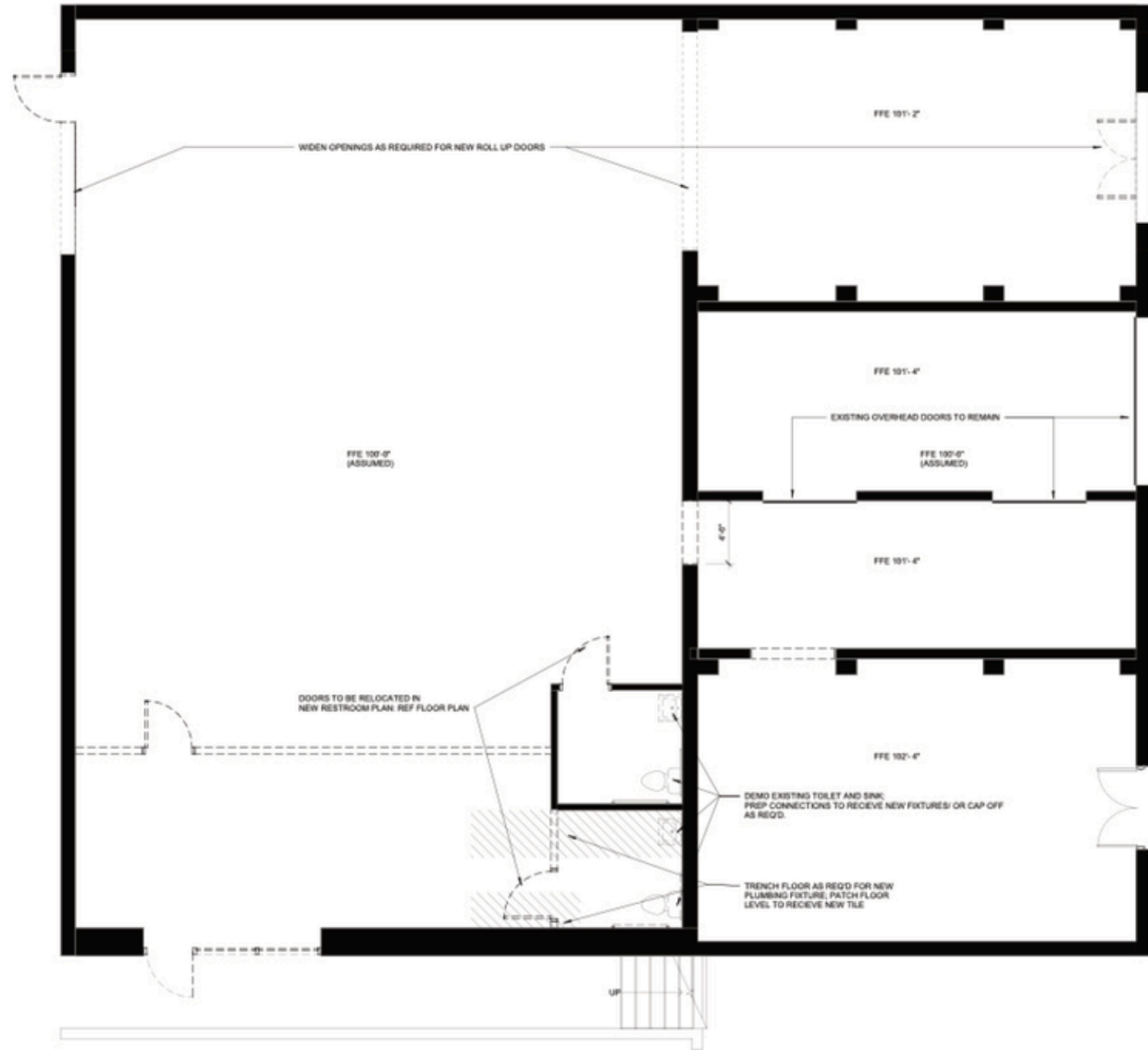
john@broadstreetcre.com | 864.266.3309

MILLER JONES

miller@broadstreetcre.com | 803.840.6102

DISCLAIMER | This information is believed to be accurate but no warranties are implied or given. It is for reference purposes only.

FLOOR PLAN



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EXTERIOR PHOTOS



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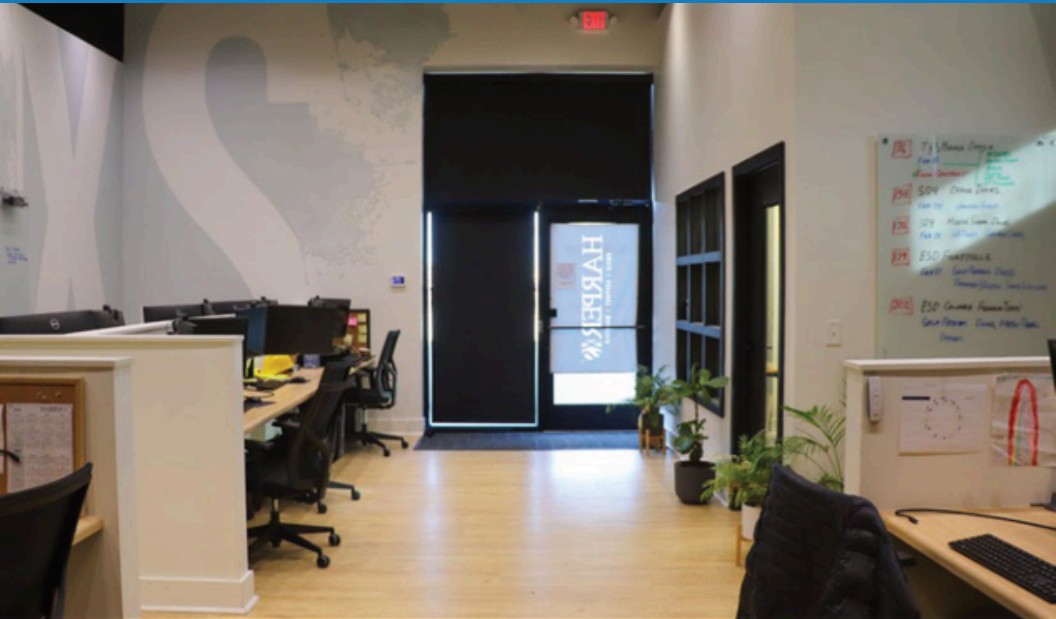
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INTERIOR PHOTOS



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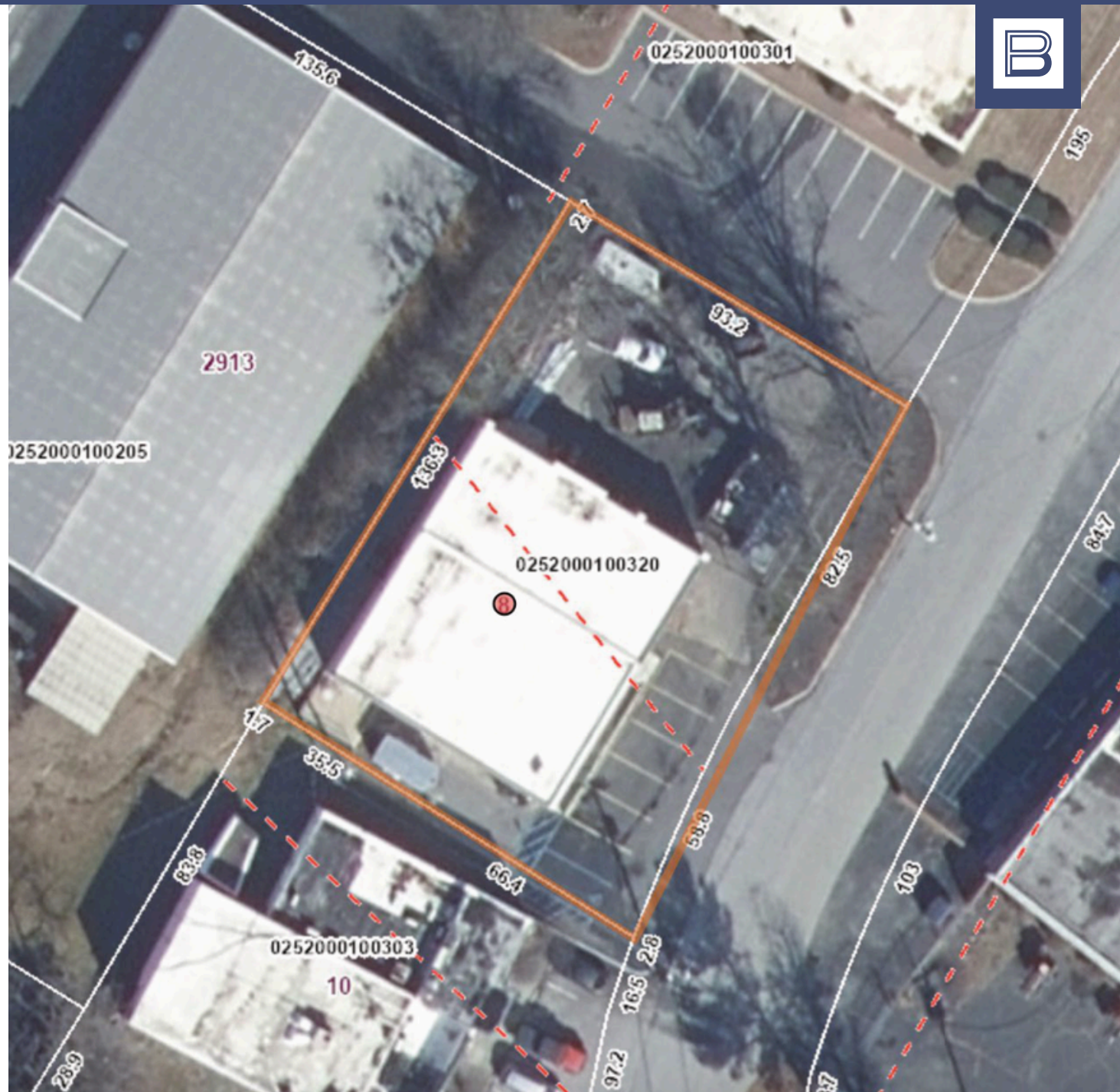
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AERIAL

- Able to park up to 17 vehicles
- Fully fenced side lot



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DEMOGRAPHIC SNAPSHOT (2025)



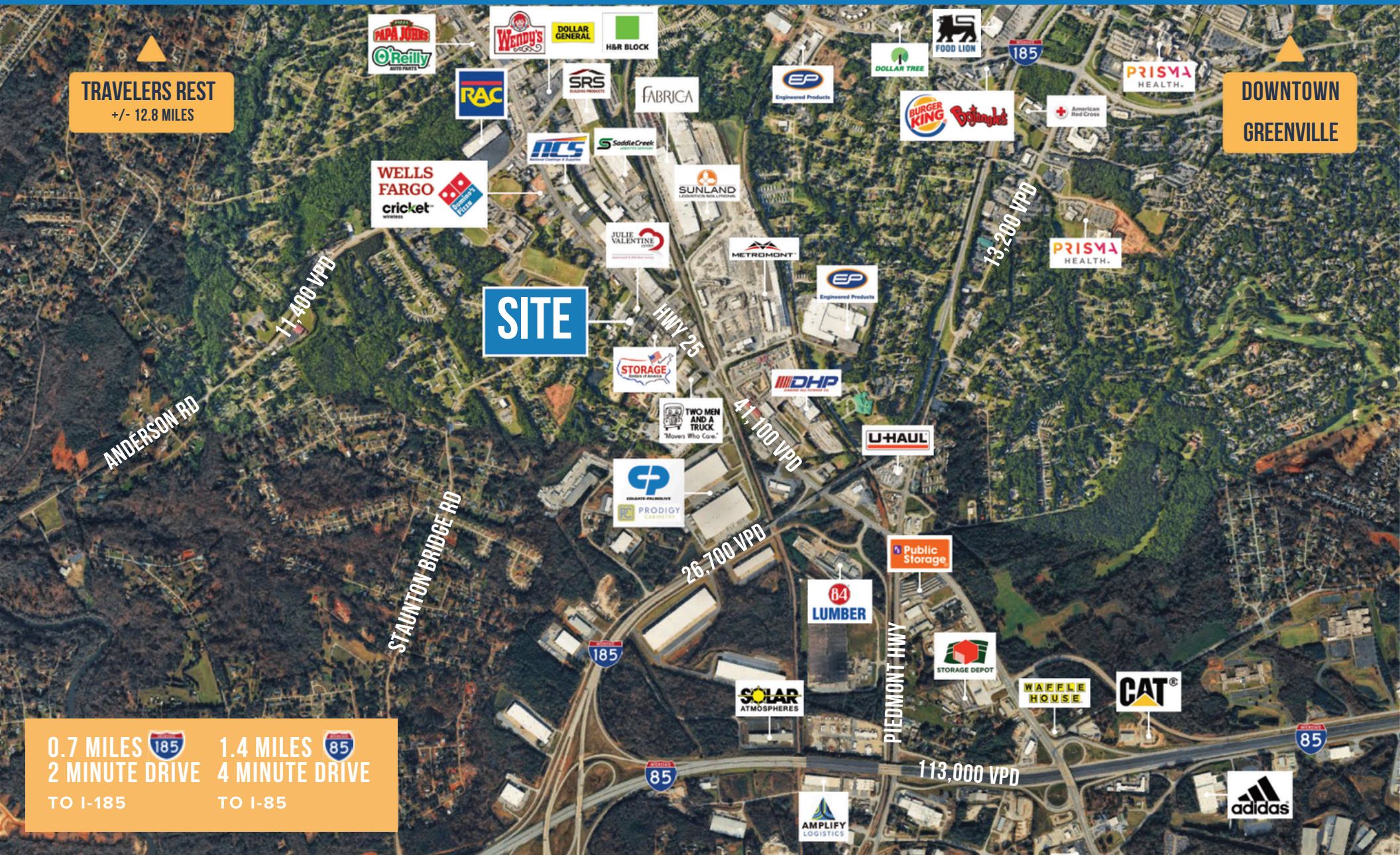
47,637
POPULATION
3-Mile Radius

\$101,410
AVG HH INCOME
3-Mile Radius

24,523
DAYTIME POPULATION
3-Mile Radius

19,699
HOUSEHOLDS
3-Mile Radius

41,100
VEHICLES PER DAY
Hwy 25



0.7 MILES **2 MINUTE DRIVE**
TO I-185

1.4 MILES **4 MINUTE DRIVE**
TO I-85