



MEDICAL OFFICE BUILDING: FOR SALE OR LEASE

build-to-suit, owner financing, abandoned building tax credits

125 DILLON DRIVE SPARTANBURG . SOUTH CAROLINA 29307

property highlights:

±10,000 SF on ±1.30 AC

- Spartanburg County Tax Map No: 7-09-00-001.30
- Ideal location for medical or professional office use
- Directly adjacent to Mary Black Regional Hospital
- Located in an established office park with excellent accessibility
- Low-interest owner-financing terms considered
- Build-to-Suit available
- Abandoned building tax credits available

available for lease or sale

LEASE RATE: \$6.00/SF NNN

- Purchase options available during lease term

SALE PRICE: \$775,000

- Owner financing available

****Contact for details re: creative deal structure****

exclusively listed by:

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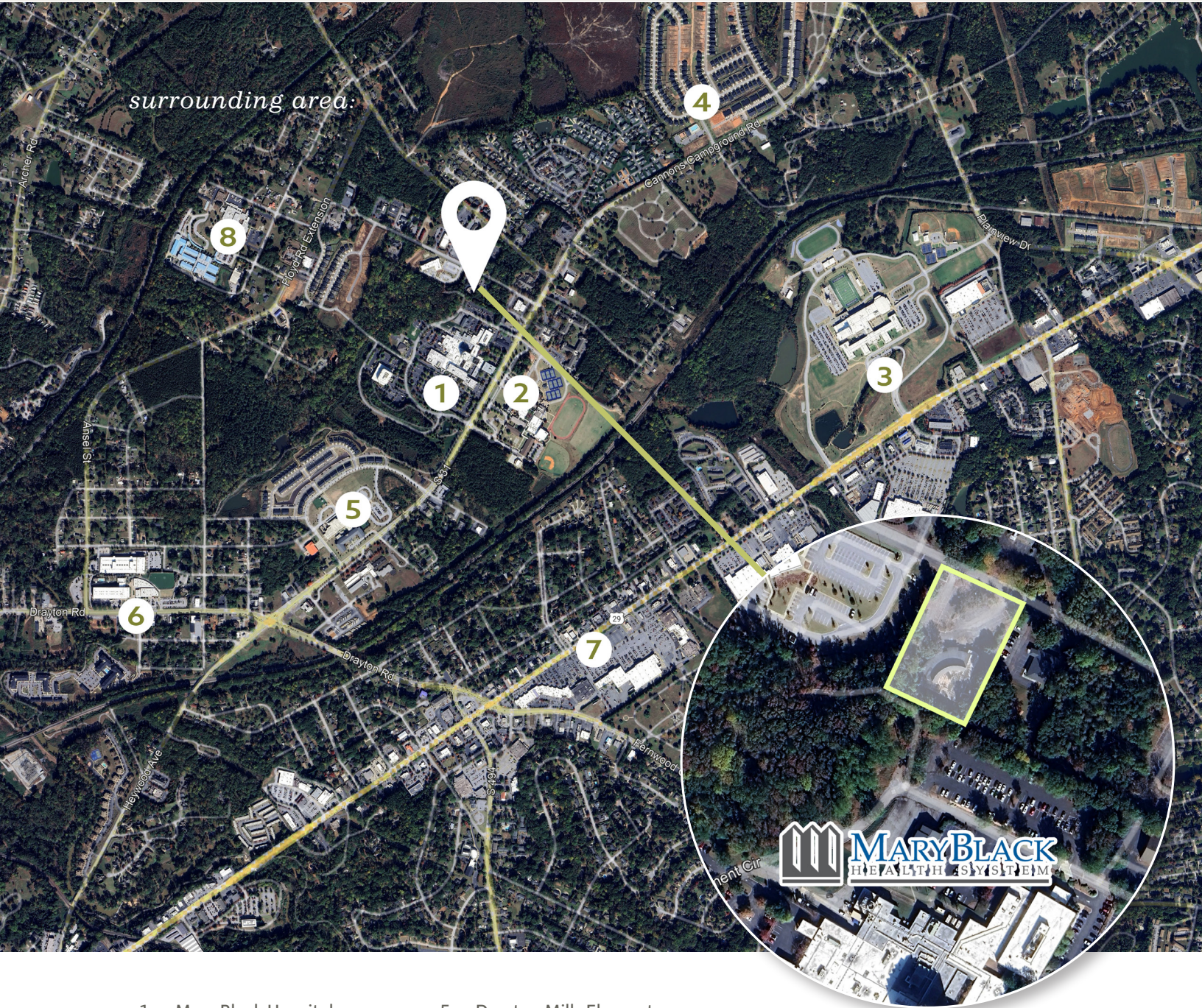
interior photos:



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125 DILLON DRIVE SPARTANBURG . SOUTH CAROLINA 29307



1. Mary Black Hospital
2. Spartanburg Day School
3. Spartanburg High School
4. Ryan Homes at Berkeley
5. Drayton Mills Elementary
6. Drayton Mills
7. Hillcrest Shopping Center
8. The Charles Lea Center

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