

FOR SALE OR LEASE

±5,568 SF Industrial / Flex Space



190-192 Metro Drive
Spartanburg, SC 29303



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Property Highlights

- ±5,568 SF standalone industrial building for lease or sale
- Occupy one suite while collecting rent from the other
- Vacant suite includes reception area, offices, a training room, warehouse & 2 restrooms
- 14' Clear Ceiling Height in warehouse
- 10' x 10' roll up door per unit
- Loading dock per unit
- Ample on-site parking
- Climate-controlled office space
- All utilities available

Offering Summary

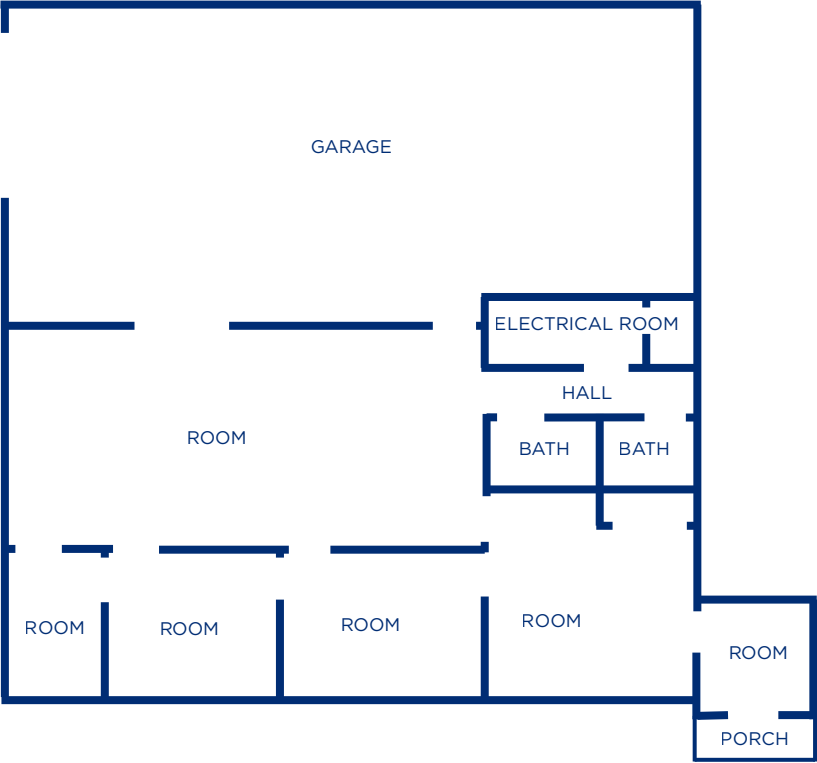
Rentable Square Feet:	±2,553SF
Lease Rate:	\$11/SF (NNN)
Total Building Size:	±5,568 SF
Sale Price:	\$750,000

Acreage, taxes, utilities, and lot dimensions to be verified by Buyer and/or Buyer's agent

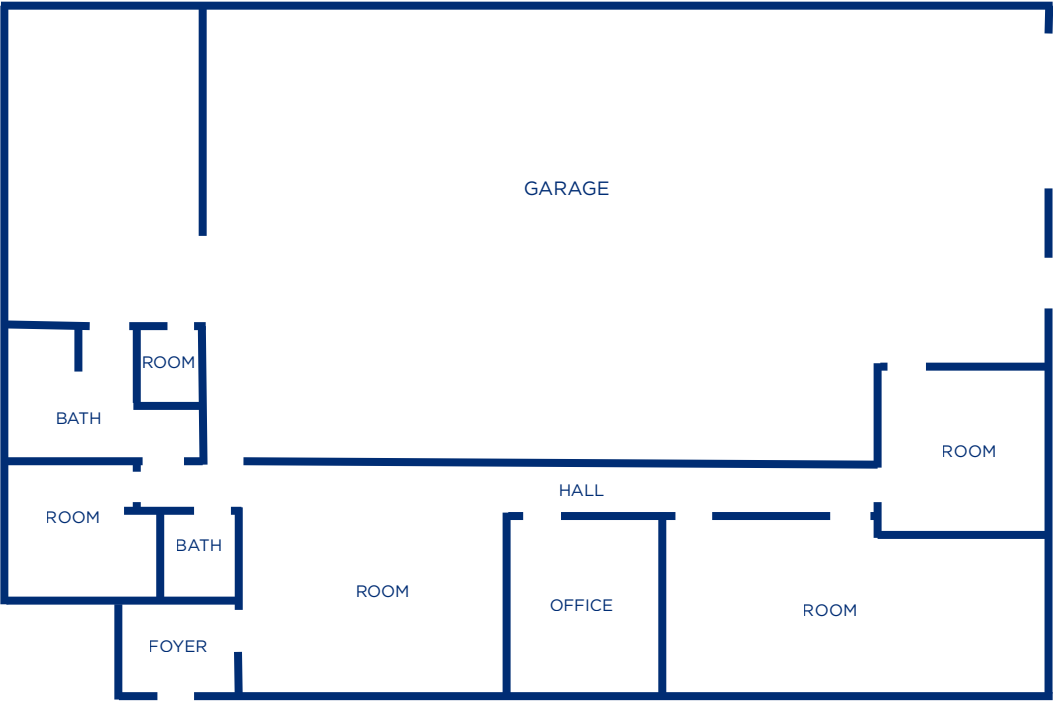


Floorplan | Rentable Area

190 Metro Drive



±2,553 SF: Vacant



±3,015 SF: Occupied

Local Amenities and Retailers

Spartanburg, SC



Contact Information

Reedy Commercial

WE KNOW THE MARKET BECAUSE WE'RE INVESTED HERE TOO

At Reedy Commercial, we care about the why behind a commercial property as much as the what.

That's because we believe resilient communities, and portfolios that weather any market, start with people who have a vision beyond a quick profit.

Our network is as valuable as our net worth because this is our market, too.

We're invested in every asset class of commercial real estate right where our roots run deepest. That's how we uncover powerful investments in unexpected locations that yield incredible returns. It's why our clients trust us over the latest trends. And, it's what ignites our deepest passion – turning real estate investments into legacies.



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