



Space located beneath
suites 16 & 20

Upfit allowance available; small bay multi-use storage/workshop space

Offering summary

Lease rate:	\$10/sf modified gross
Available sf:	±7,250 sf
Ceiling height:	9'
Zoning	C-2

- Self storage, automotive industry user, gym, or workshop potential
- Upfit allowance for customized buildout
- Multiple ground-level roll-up doors
- Diverse mix of popular local tenants
- Located at highly visible, signalized intersection of Pelham Road & Pelham Commons Road with traffic counts upwards of 22,500 VPD
- Centrally located, convenient to downtown Greenville, I-385 and I-85 corridors

Get more information

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Flex space for lease

115 Pelham Road



Demographics

Total population	14,609	73,320	180,925
Total households	5,963	32,638	77,170
Average HH income	\$66,818	\$84,570	\$88,841
Traffic count (VPD)	22,500		



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