



- 42,800± warehouse with showroom on Boiling Springs Road
- 9,800± sq. ft. of office/showroom/sales floor
- 33,000± sq. ft. warehouse
- Situated on 4.33+/- acres
- Ceiling Height - 16'± at eaves; 18'-20'± at center
- Dock on loading platform
- 2 – drive in doors (12')
- Located on lighted corner on Boiling Springs Road at California Avenue
- Fenced
- Outside storage

CONTACT

Andy Hayes 864-706-0189
ahayes@spencerhines.com

Ben Hines 864-542-4777
benhines@spencerhines.com



WWW.SPENCERHINES.COM

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS
380 S. Pine Street, Spartanburg, SC - 864.583.1001

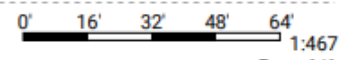
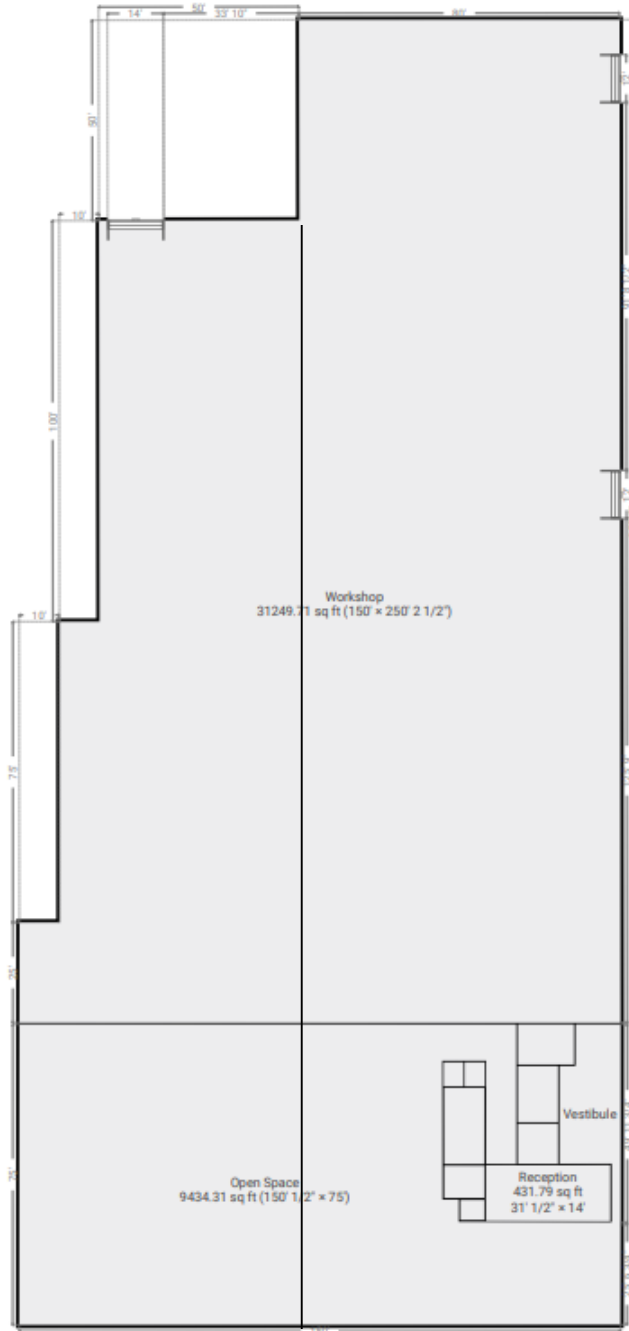
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SALE PRICE: \$2,200,000
LEASE RATE: \$4.95 sq. ft.
Net, Net, Net



▼ 1st Floor

TOTAL AREA: 43333.24 sq ft • LIVING AREA: 43333.24 sq ft • ROOMS: 11

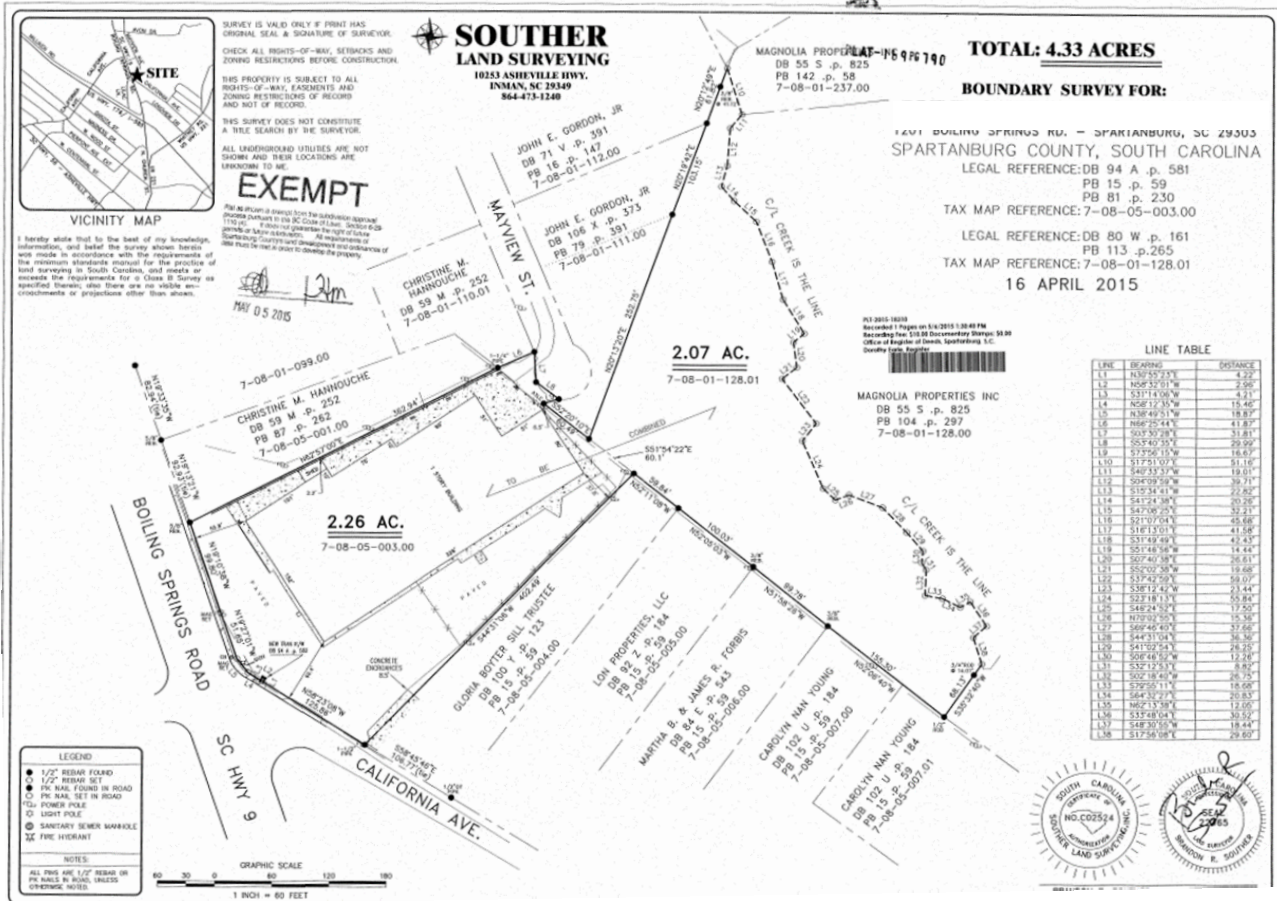




SPENCER/HINES PROPERTIES

INDUSTRIAL/SHOWROOM

1201 Boiling Springs Road
Spartanburg, SC





SPENCER/HINES
P R O P E R T I E S

INDUSTRIAL/SHOWROOM

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