



# ±15,040 SF INDUSTRIAL BUILDING FOR LEASE

540 Brookshire Road  
Greer, SC 29651



**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

Micah Williams  
Associate  
mwilliams@lee-associates.com

Randall Bentley, SIOR, CCIM  
President/Principal  
rbentley@lee-associates.com

Kevin Bentley, SIOR  
EVP/Principal  
kbentley@lee-associates.com

**864.704.1040**  
LeeGreenville.com

**Lease Rate:**  
**\$10.00/SF**  
**+ NNN**

- ±1,976 SF Office
- ±13,064 SF Warehouse
- Three (3) Dock Positions + Covered Dock Platform



**LOCATED DIRECTLY  
ACROSS FROM BMW  
& GSP AIRPORT**



**DRIVE-IN DOORS**  
THREE (3) DRIVE-IN  
DOORS



**MAJOR ROADS**  
±0.3 MILES TO HWY  
101, ±1.6 MILES TO  
I-85



**DOCK DOORS**  
THREE (3) DOCK  
POSITIONS WITH  
LEVELERS

# PROPERTY OVERVIEW

PROPERTY NAME	540 Brookshire Road
TYPE	Industrial
TOTAL AVAILABLE SF	±15,040 SF
TOTAL BUILDING SF	±15,040 SF
TAX MAP #	5240000103
COUNTY	Spartanburg
CITY LIMITS	Yes, City of Greer
ZONING	NA
YEAR BUILT	1997
CONSTRUCTION TYPE	Metal
ROOF	Metal
WAREHOUSE SF	±13,064 SF
OFFICE SF	±1,976 SF
CEILING HEIGHT	14'-17'
DOCK DOORS	Three (3) Dock Positions with Levelers
DRIVE-IN DOORS	Three (3) Drive In Doors
COLUMN SPACING	20'
LIGHTING	Fluorescent
SPRINKLERS	None



# PROPERTY PHOTOS



# LOCATION OVERVIEW



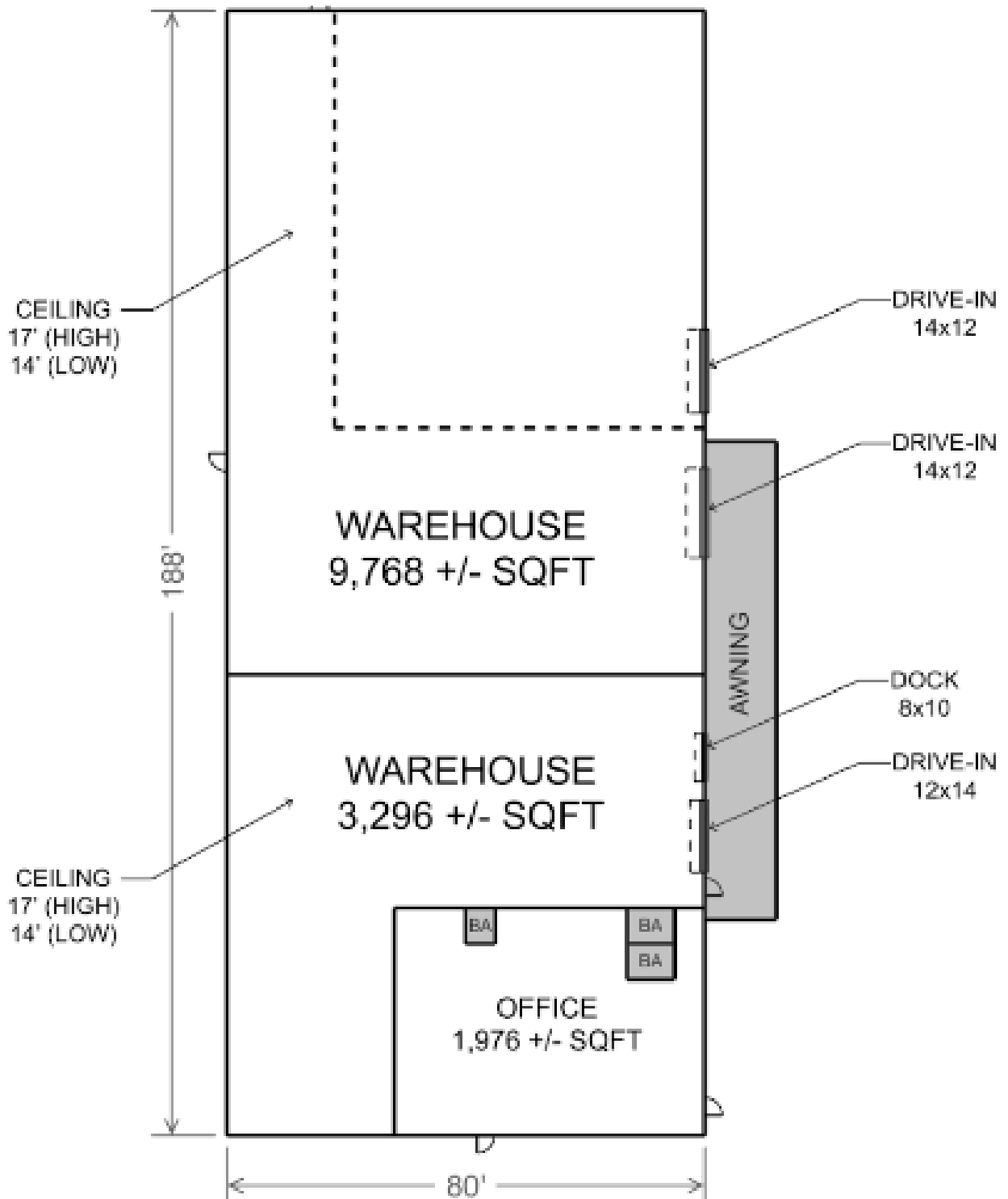
- 1 BMW
- 2 Inland Port
- 3 GSP International Airport



101 W. Court Street, Suite A, Greenville, SC 29601  
320 E. Main Street, Suite 430, Spartanburg, SC 29302  
[LeeGreenville.com](http://LeeGreenville.com) | 864.704.1040



# FLOOR PLAN





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**864.704.1040**  
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**GREENVILLE OFFICE**  
101 W. Court Street, Suite A  
Greenville, SC 29601

**SPARTANBURG OFFICE**  
320 E. Main Street, Suite 430  
Spartanburg, SC 29302

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**Micah Williams**  
Associate  
864.477.0455  
mwilliams@lee-associates.com



**Randall Bentley, SIOR, CCIM**  
President/Principal  
864.704.1040  
rbentley@lee-associates.com



**Kevin Bentley, SIOR**  
EVP/Principal  
864.444.1196  
kbentley@lee-associates.com