

FOR LEASE

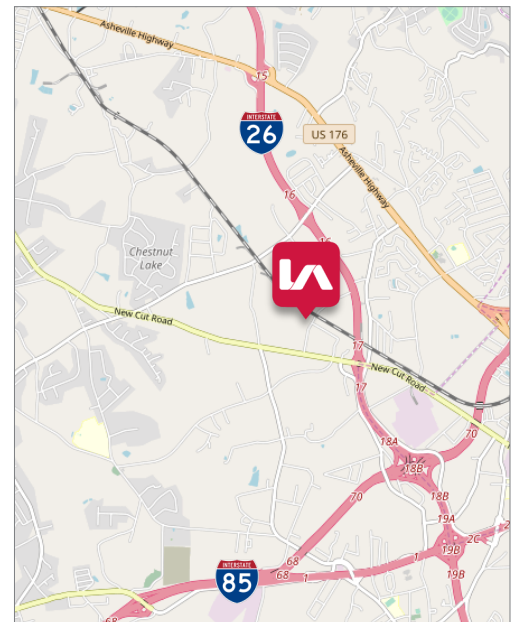
±28,800–155,000 SF | INDUSTRIAL

200 NATIONAL AVENUE, SPARTANBURG, SC 29303



## LISTING DATA

- BUILDING SIZE:** ±155,000 SF  
**AVAILABLE SPACE:** ±28,800–155,000 SF  
**ZONING:** NONE  
**COUNTY:** SPARTANBURG  
**CITY LIMITS:** NO  
**TAX MAP #:** 2-54-00-008.00  
**FEATURES:**
- New 60 Mil TPO Roof with 20 Year Warranty
  - Clear Height: 13'8"
  - Dock High Doors: 8 (8' Wide x 10' High– Electric Roll-Up Doors)
  - Drive-In Doors: 2 (24' Wide x 12' High) & (8' Wide x 8' High)
  - LED Lighting
  - Sprinklers: WET
  - Column Spacing: 40' x 30' (±7,200 SF Bays)
  - Power: 5000 Amps, 480v 3-Phase with Dedicated Substation
  - Parking: 100+ Trailer Spaces & 80+ Auto Spaces



## ECONOMIC DATA

**LEASE RATE:** \$2.95 / SF (NNN)

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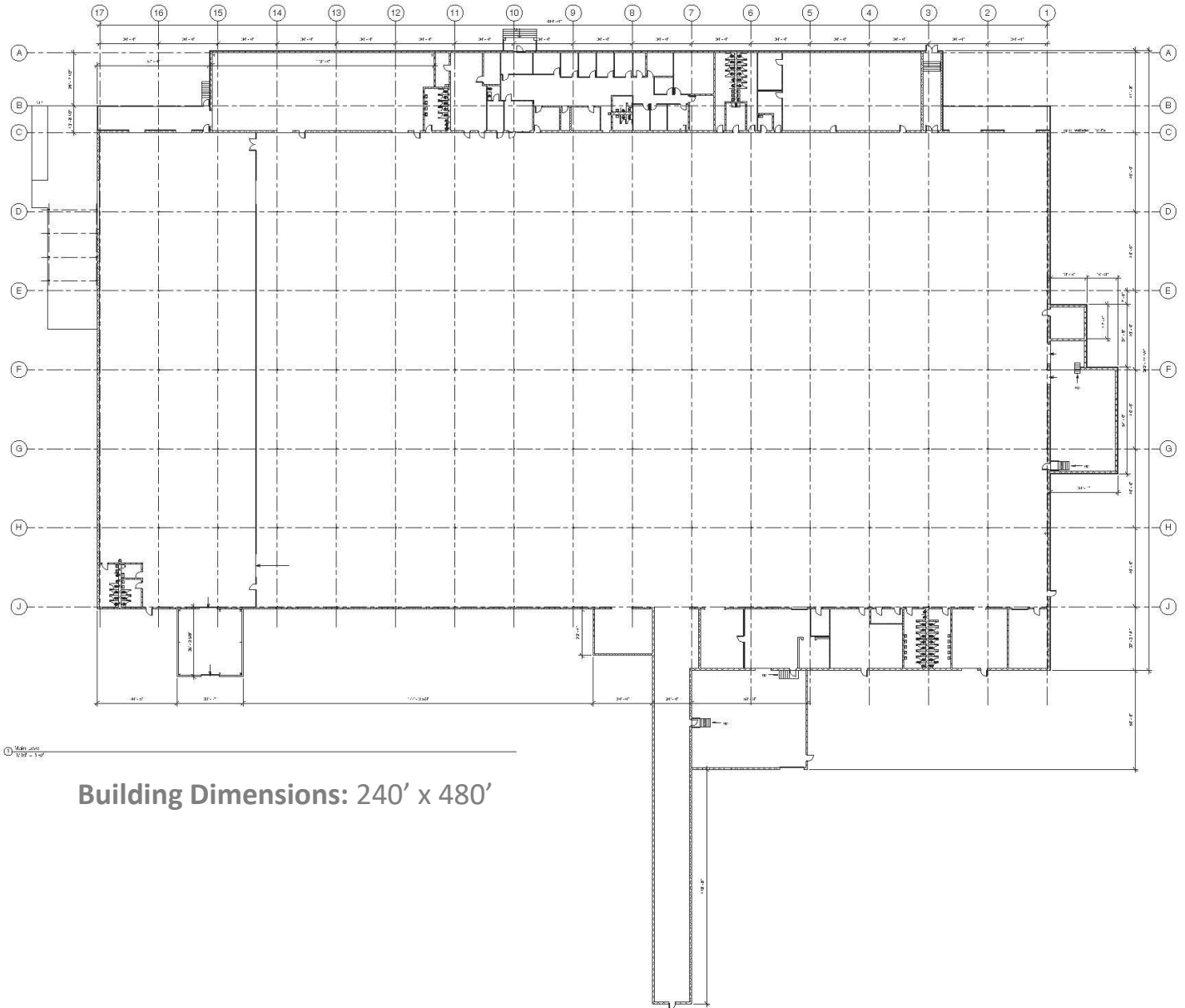
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## FLOORPLAN



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