

7 East Avenue Greenville, SC 29601

Great Office Opportunity in Legal/Law Enforcement District

| | |
|----------------------|-----------------------|
| Property Type | Office |
| Status | Leased |
| Lease Rate | \$19/ SF NNN |
| Acreage | +/- .18 Acre(s) |
| Square Feet | +/- 1,500 Square Feet |
| Zoning | O-D |
| County | Greenville |
| Tax Map | 0040000201300 |



AGENT CONTACT



RICKEY HEATON

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M: 864-350-0323



LARRY WEBB

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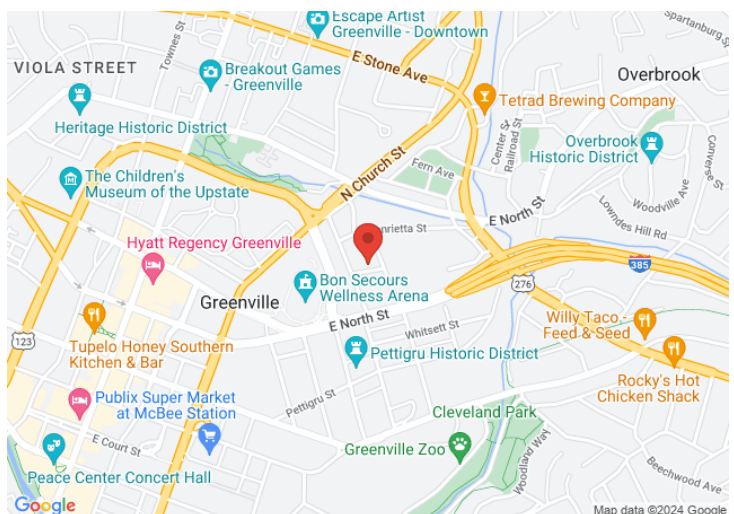
O: 864-242-4200

M: 864-238-6673



PROPERTY FEATURES

- Close to Downtown, County Courthouse, Law Enforcement Center and Pettigru Law Corridor
- Ideal setting for live in office space
- Zoned O-D (Office District)
- .18 +/- Acres with ample on-site parking
- 5 Large Rooms, 2 Baths and Full Kitchen
- \$2,800/ month (Including Est. OPEX)
- OPEX \$3.45/ SF (Estimate)

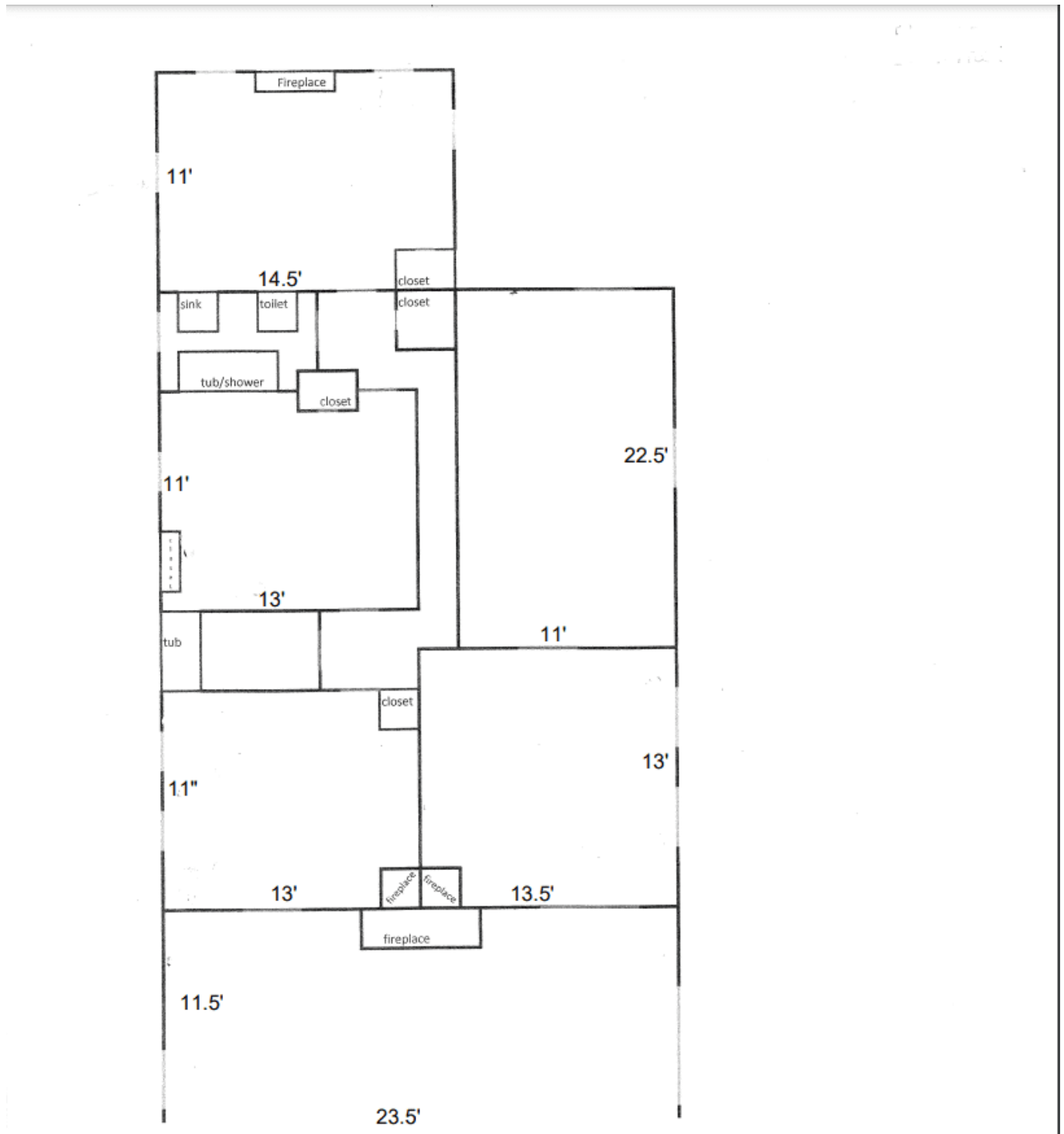


All information contained herein has been obtained from sources deemed reliable, but we cannot guarantee it. It is also subject to change without notice.

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FLOOR PLAN



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PHOTOS



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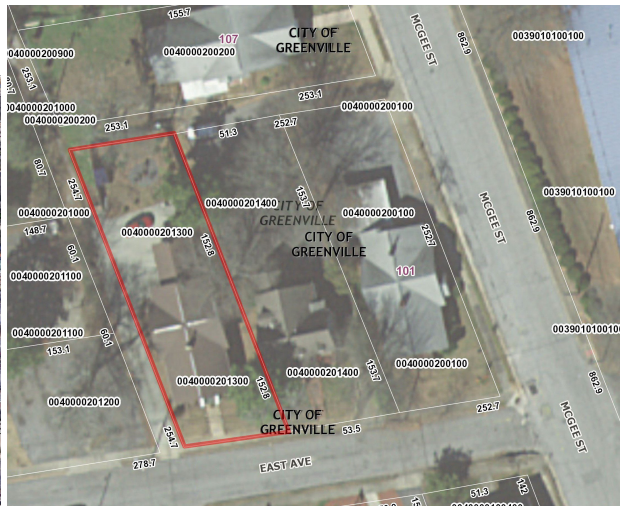


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