



Property Features:

- I-85 South/Donaldson Ind. Submarket
- +/-5,000 sf on +/-1.1 acres
 - Tax Map #: 0400010109800
- 3 phase power, front loading dock, & side drive-in
- +/-825 sf office includes: 2 offices, conference room, break area, & lobby
- Potential for excess parking or laydown storage
- Located in the SC Technology & Aviation Center
- **Lease Rate: \$5.75/sf NNN**
 - Taxes & Insurance approx. \$0.65/sf

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