



+/- 9,300 SF
+/- 1 Acre
\$699,000

Industrial/Office Space Located just off Hwy. 9 in Boiling Springs!

- +/- 9,300 SF Industrial/Office Space in 2 Buildings on Old Furnace Rd. off Hwy. 9
- +/- 1.0 Acres
- 100% Heated & Cooled, All Utilities Available
- Easily Accessible From I-85 & I-26

CONTACT | Greyson Furnas, CCIM- 864.316.8192
GreysonFurnas@spencerhines.com

www.spencerhines.com

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS
380 S. Pine Street, Spartanburg, SC 29302 - 864.583.1001





Building 1:
+/- 4,650 SF

- +/- 2,250 SF Office Space
- 5 offices, 2 large multi-purpose rooms, M/W Restrooms, lobby area
- +/- 2,250 SF Industrial/Workshop Space, 12Ft. Ceiling Height
- 1, 10x10 Roll-Up door



Building 2:
+/- 4,650 SF

- +/- 4,650 SF Industrial Space with minimal Office & 2 Restrooms
- 2 Offices & Storage Space
- 16 Ft. Ceiling Height in Center, 14 Ft. at Eaves
- 1, 10x12 Roll-Up Door



- Heavy Power to Site
- Across from Boiling Springs High School, in fast-growing area surrounded by development
- Former Taylor Sports Screen Printers. Ideal for Light Industrial/Manufacturing use
- Building 1: Masonry Construction
- Building 2: Metal Construction

www.spencerhines.com

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS
380 S. Pine Street, Spartanburg, SC 29302 - 864.583.1001

CONTACT

Greyson Furnas, CCIM- 864.316.8192
Greysonfurnas@spencerhines.com