

North Hills Medical Center

800 PELHAM ROAD

GREENVILLE, SC 29615

Up to ±38,307 SF of Medical/Office Space Available





OHCA?

for this child we h...

enjoy THE LITTLE THINGS

800 Pelham

Property Highlights:

- Excellent Location Neighboring Prisma and Bon Secours Medical Campuses on the Eastside
- Marquee Signage Opportunity on Pelham Road
- 2nd Generation Space, Former Clinical Lab Space
 - Existing Clinical Infrastructure can be Repurposed for New Use
- Free Surface Parking Available On-Site
 - Parking Ratio: 4.93 per 1,000 SF

BUILDING SIZE:
±46,932 SF

AVAILABLE SPACE:
±5,000 - ±38,307 SF

YEAR BUILT:
1985

LEASE RATE:
\$18.00 NNN

3

FLOORS

Approximately 16K floorplates that can be demised

2

MAJOR HOSPITAL SYSTEMS

800 Pelham Neighbors Bon Secours and Prisma Eastside Campuses

38.3k

SQUARE FEET

Of Office/Medical Space Available for Lease

50+

RESTAURANTS

Within short driving distance





Marquee Visibility.

Signage Opportunity with Excellent Exposure.



Premier Location.

Convenient Proximity to I-385 and I-85.



Major Hospital System.

Neighboring Prisma and Bon Secours Medical Campuses.



Amenities.

Adjacent to Retail and Hospitality Corridor.

LOCATION OVERVIEW



Demographics

	1 Mile	3 Miles	5 Miles
Population	6,250	64,507	169,288
No. of Households	3,257	27,892	71,990
Avg. HH Income	\$54,521	\$61,363	\$65,294
Daytime Population	10,125	54,230	131,244
# Businesses	719	4,007	10,141
Total Health Care	\$5,045.36	\$5,244.78	\$5,813.26
Health Insurance	\$3,266.91	\$3,382.23	\$3,747.20
Lab Tests/ X-Rays	\$62.59	\$65.01	\$71.12
Other Medical	\$123.12	\$126.50	\$139.88
Physician Services	\$1,778.45	\$1,862.55	\$2,066.06

Floorplan

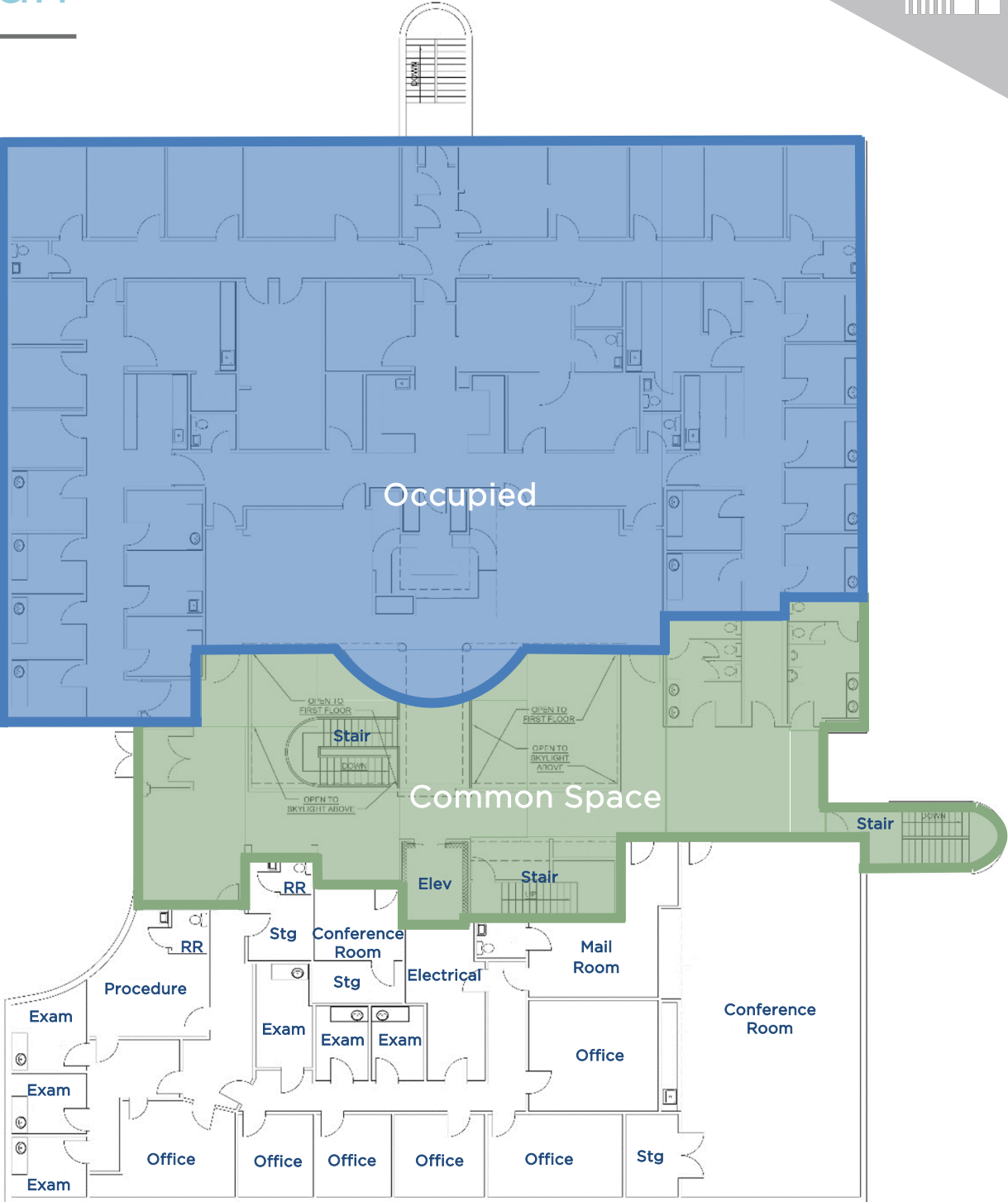
Floor 1

±16,036 SF



Floorplan

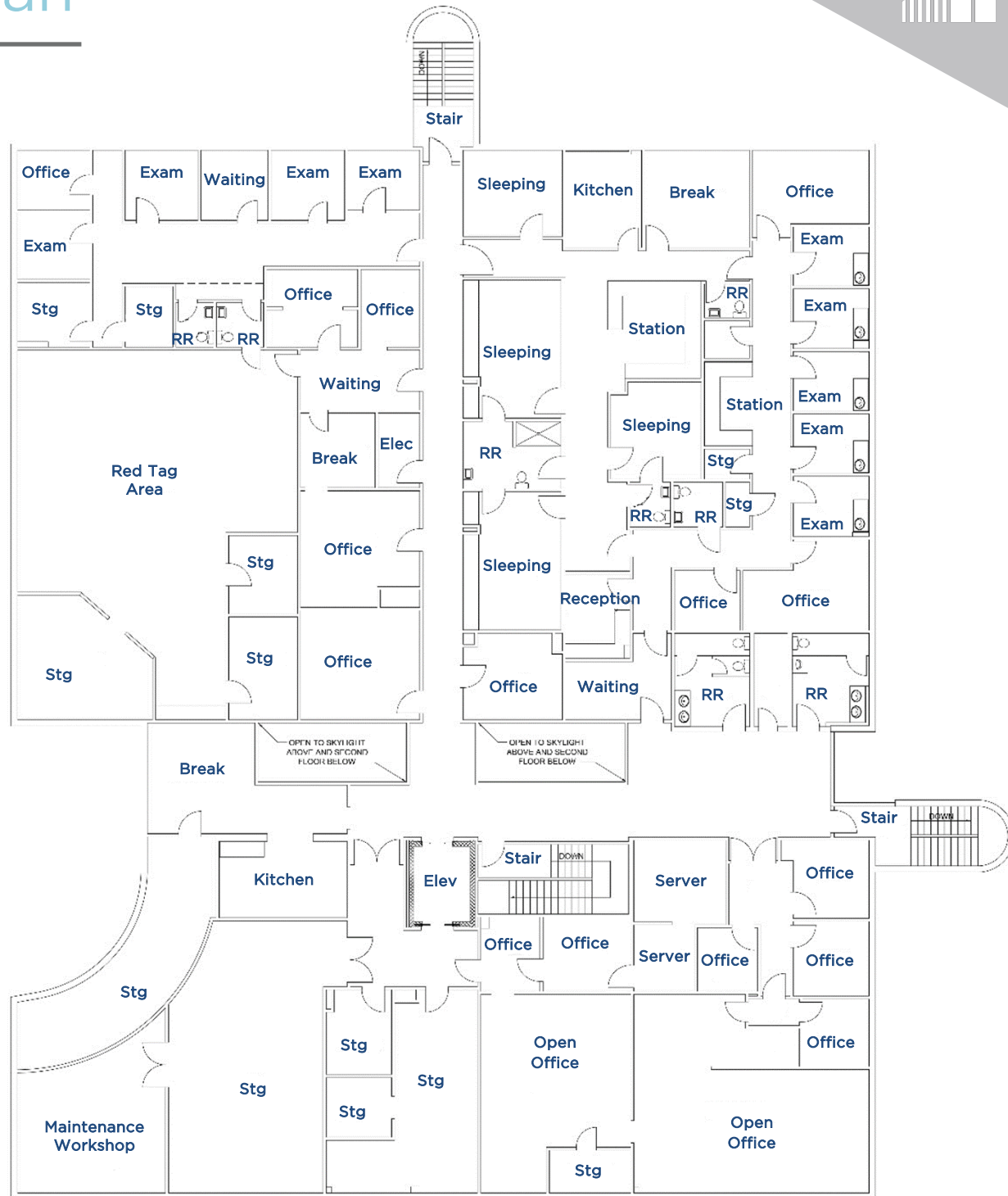
Floor 2
±6,823 SF



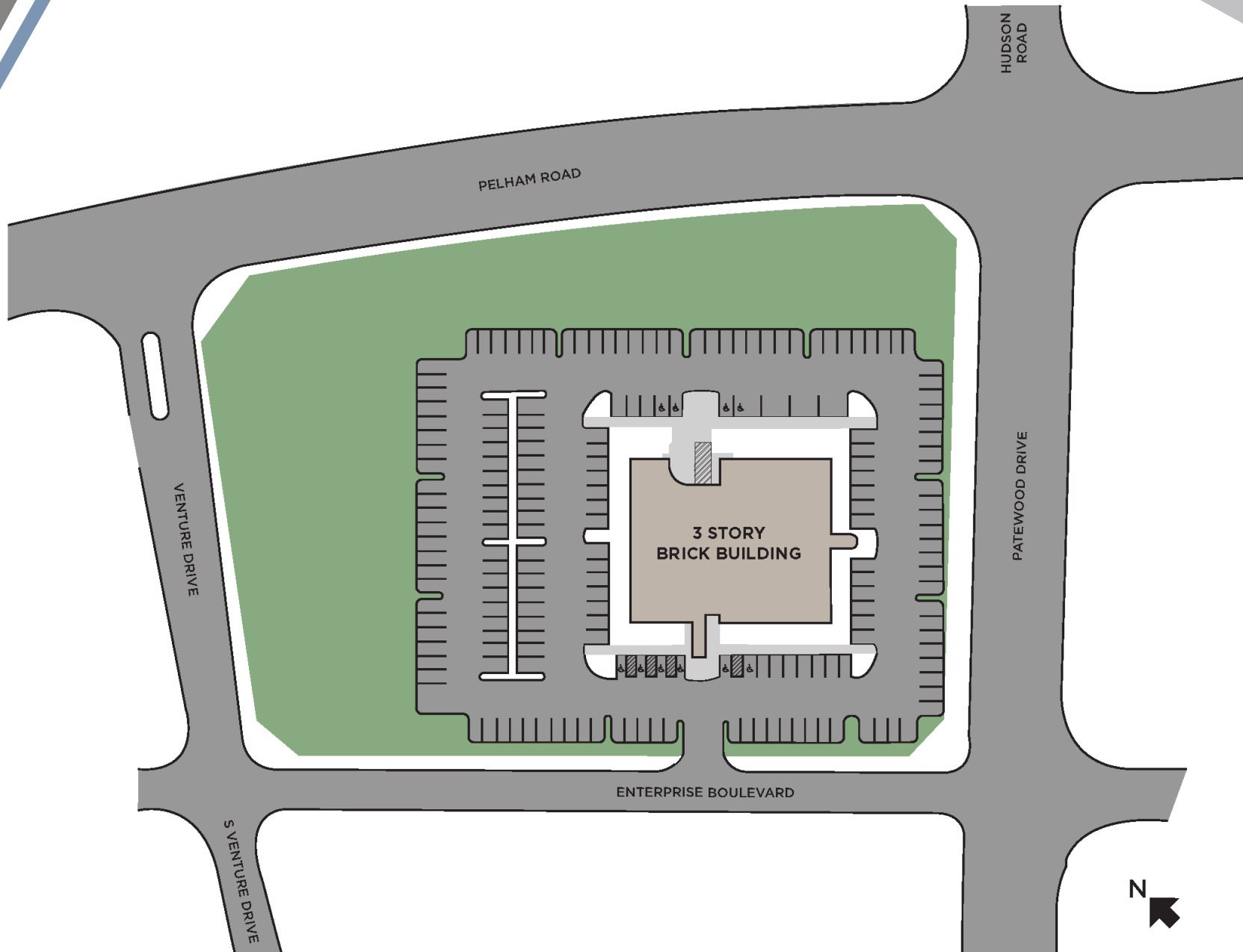
Floorplan

Floor 3

±15,448 SF



Site Plan





Contacts

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