

FOR SALE

1505 BUNCOMBE RD

GREENVILLE, SOUTH CAROLINA 29609

Grayson Burgess, CCIM, SIOR
gburgess@trinity-partners.com
864.770.3288

Walt Robinson, CCIM, SIOR
wrobinson@trinity-partners.com
864.616.1035

Edward Wilson, CCIM, SIOR
ewilson@trinity-partners.com
803.528.3574



The information contained herein was obtained from sources believed reliable; however, Trinity Partners makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.

FOR SALE

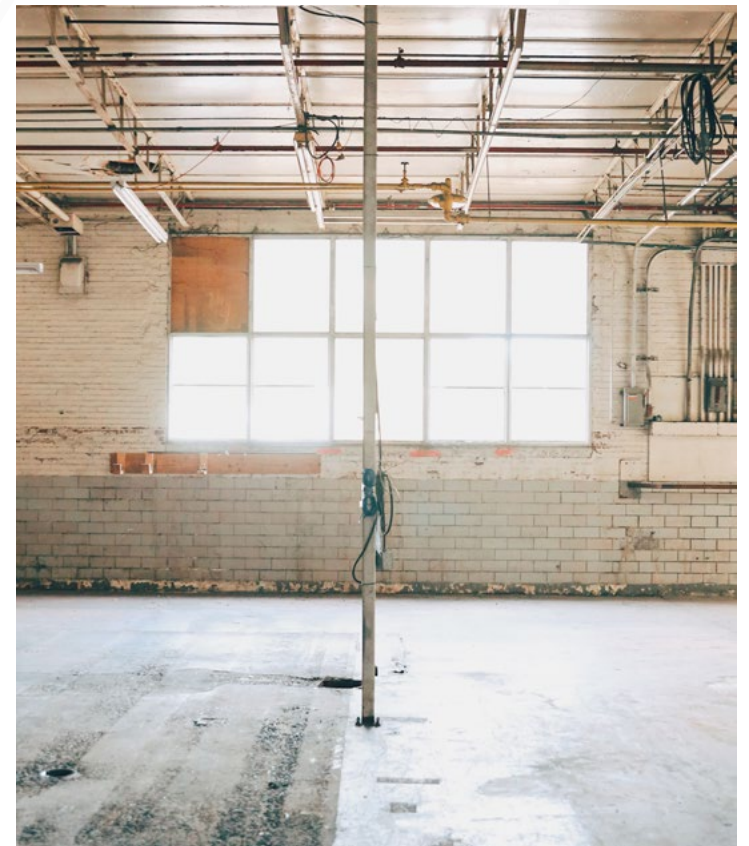
Sale Price	\$2,500,000
Total SF	± 38,400 SF
Warehouse SF	32,000 SF
Office/Showroom SF	6,400 SF

Total Site	± 2.548 AC
Year Built	Appx. 1955
Zoning	FRD/I-1 Greenville County

PROPERTY SPECIFICATIONS

ADDRESS	1505 Buncombe Rd or 4 and 10 Alexander St
TAX CREDITS	SC Textile tax credits available and transferable
PARKING	±34 Spaces
STRUCTURE	CMU Block/Brick Construction
UTILITIES	Duke Power, PNG Gas, GWS water and sewer, Spectrum Fiber
WINDOW SYSTEM	Insulated Glass
ROOF	Unknown
DOCKS/DOORS	2 Docks High/1 Drive-In
DUE DILIGENCE	Full suite of due diligence materials available, to include permitted construction drawing for development

PROPERTY PHOTOS



LOCATION



AMENITIES



CONTACT

GRAYSON BURGESS, CCIM, SIOR

gburgess@trinity-partners.com | 864.770.3288

EDWARD WILSON, CCIM, SIOR, MCR

ewilson@trinity-partners.com | 803.528.3574

WALT ROBINSON, CCIM, SIOR

wrobinson@trinity-partners.com | 864.616.1035



TRINITY-PARTNERS.COM