

AVAILABLE INDUSTRIAL BUILDING

Oconee Economic Alliance
South Carolina



424 Stamp Creek Rd.

424 Stamp Creek Rd.
Salem, SC 29676

LOCATION DESCRIPTION

Tax Map ID(s): 087-00-01-021
Municipality: Unincorporated
Zoning: Commercial
Land Use: North: Agricultural
 South: Residential
 East: Residential
 West: Residential

PRICING INFORMATION

For Lease, Price: Min: \$2.25, Max: \$7.00 per sqft

BUILDING INFORMATION

Tenancy: Multi Tenant (1 Building)
Year Built: 1973
Building Condition: Not Yet Assessed
Total Building Area: 52,000 Sq.Ft.
Site Size: 5.83 Acres
Bldg Dimensions: Rectangular
Wall Material: Masonry
Slab Thickness: 6"

UTILITIES

Water Provider: Town of Salem Water Department
Wastewater Provider: Septic
Natural Gas Provider: Service Not Available (Not Connected)
Telecomm. Provider: AT&T
Electric Provider: Blue Ridge Electric Cooperative
Alternative Gases: Propane,

TRANSPORTATION

Road Serving Bldg: Stamp Creek Rd. (2 Lanes)	Nearest Interstate: I-85 (30 Miles)
Runway Access: No	Nearest Sea Port: Charleston (250 Miles)
Rail Access: No	Nearest Int'l Airport: Charlotte Douglas (138 Miles)
Nearest Intermodal: NS Greer (55 Miles)	Nearest Comm. Arprt: GSP International (54 Miles)

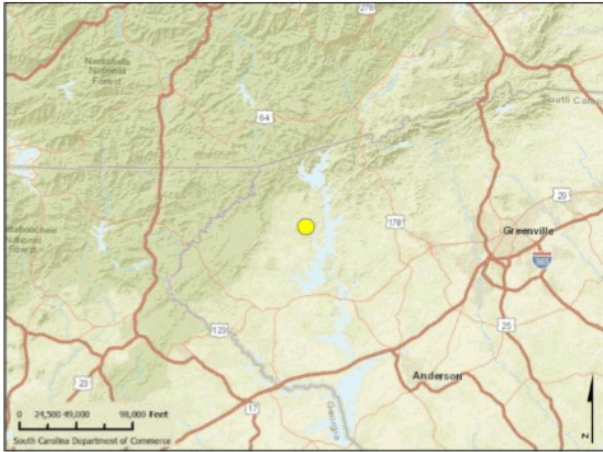
SPACE INFORMATION

Available Area 30,000 Sq.Ft.	Minimum Area: Not Subdividable
Office Area: 2,700 Sq.Ft.	Heated Area: 100%
Air Cond. Area: To Suit	Fire Suppression: Wet 100%
Primary Lighting: Fluorescent	Clear Ht Range: 15'0 - 18'0"
Drive-In Doors: 5	Dock Doors: 3
Auto Spaces: 30	Trailer Spaces: 1
Most Recent Use: Distribution/Warehouse	

Comments: Fenced storage available, signage, a lighted parking lot, and an 8,000 sqft outdoor shed.

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Source of Property Information: LocateSC / SC Department of Commerce

Disclaimer: Though all reasonable efforts have been made to ensure the accuracy of the information presented in this document, the Oconee Economic Alliance and the EDIS Partnership make no warranties - express or implied - regarding its correctness and therefore disclaim all liability with regard to the use of this document.