

AVAILABLE INDUSTRIAL BUILDING

Oconee Economic Alliance
South Carolina



Jacobs Road Building

1 Jacobs Road
Seneca, SC 29672

LOCATION DESCRIPTION

Tax Map ID(s): 227-01-00-005
227-01-00-003
Municipality: Unincorporated
Zoning: Control Free
Land Use: North: Residential
South: Transportation
East: Undeveloped Land
West: Undeveloped Land

PRICING INFORMATION

For Lease, Price: \$2.50 per sqft

BUILDING INFORMATION

Tenancy: Single Tenant (1 Building)
Year Built: 1959
Building Condition: Average
Total Building Area: 130,000 Sq.Ft.
Site Size: 14.16 Acres
Bldg Dimensions: Non-Traditional
Wall Material: Brick, Masonry, Metal
Slab Thickness: Less than 6"

UTILITIES

Water Provider: Seneca Light & Water
Wastewater Provider: Seneca Light & Water
Natural Gas Provider: Fort Hill Natural Gas (Connected)
Telecomm. Provider: AT&T
Electric Provider: Duke Energy
Alternative Gases: None Available

TRANSPORTATION

| | | | |
|----------------------------|---------------------|-------------------------------|--------------------------------|
| Road Serving Bldg: | Jacobs Rd (2 Lanes) | Nearest Interstate: | I-85 (15 Miles) |
| Runway Access: | No | Nearest Sea Port: | Charleston (236 Miles) |
| Rail Access: | No | Nearest Int'l Airport: | Hartsfield-Jackson (129 Miles) |
| Nearest Intermodal: | NS Greer (46 Miles) | Nearest Comm. Arprt: | GSP International (45 Miles) |

SPACE INFORMATION

| | | | |
|--------------------------|----------------|--------------------------|------------------|
| Available Area | 135,000 Sq.Ft. | Minimum Area: | Not Subdividable |
| Office Area: | 15,000 Sq.Ft. | Heated Area: | 100% |
| Air Cond. Area: | 100% | Fire Suppression: | ESFR 100% |
| Primary Lighting: | Fluorescent | Clear Ht Range: | 15'0 - 21'0" |
| Drive-In Doors: | 2 | Dock Doors: | 9 |
| Auto Spaces: | 200 | Trailer Spaces: | 20 |
| Most Recent Use: | Manufacturing | | |

Comments:

Jacobs Road Building

1 Jacobs Road
Seneca, SC 29672



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.