

AVAILABLE INDUSTRIAL BUILDING

Oconee Economic Alliance
South Carolina



100 Dunlop Drive

100 Dunlop Drive
Westminster, SC 29693

LOCATION DESCRIPTION

Tax Map ID(s):	250-00-04-001
Municipality:	Unincorporated
Zoning:	No assigned zoning
Land Use:	North: Light Industrial South: Light Industrial East: Light Industrial West: Light Industrial

PRICING INFORMATION

For Lease, Price: \$2.85 per sqft

BUILDING INFORMATION

Tenancy:	Single Tenant (1 Building)
Year Built:	1960
Building Condition:	Excellent
Total Building Area:	200,000 Sq.Ft.
Site Size:	44.08 Acres
Bldg Dimensions:	Non-Traditional
Wall Material:	Brick
Slab Thickness:	Less than 6"

UTILITIES

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

TRANSPORTATION

Road Serving Bldg:	Hwy 123 (4 Lanes)	Nearest Interstate:	I-85 (14 Miles)
Runway Access:	No	Nearest Sea Port:	Charleston (257 Miles)
Rail Access:	No	Nearest Int'l Airport:	Hartsfield-Jackson (129 Miles)
Nearest Intermodal:	NS Atlanta (118 Miles)	Nearest Comm. Arprt:	GSP International (57 Miles)

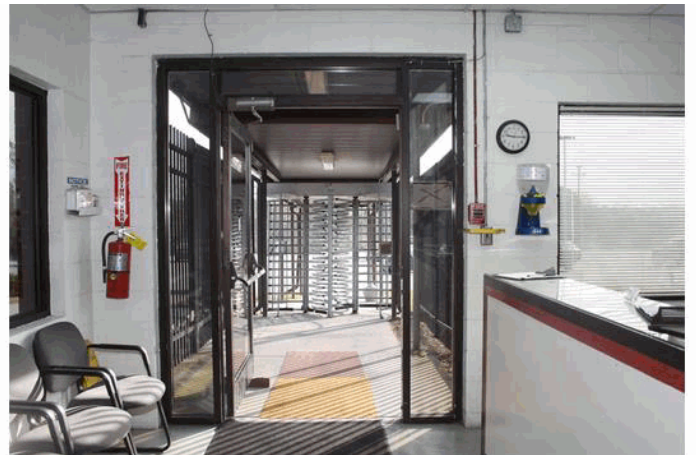
SPACE INFORMATION

Available Area	200,000 Sq.Ft.	Minimum Area:	Not Subdividable
Office Area:	10,000 Sq.Ft.	Heated Area:	100%
Air Cond. Area:	Portion	Fire Suppression:	Dry 75%
Primary Lighting:	Other	Clear Ht Range:	17'0 - 21'0"
Drive-In Doors:	8	Dock Doors:	8
Auto Spaces:	200	Trailer Spaces:	20
Most Recent Use:	Distribution/Warehouse		

Comments:

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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.

infoMentum

A DECISION SUPPORT SYSTEM FOR UPSTATE SC