



THALHIMER

FOR SALE
5502 Hwy. 25 North
Hodges, South Carolina

HEAVY MANUFACTURING INFRASTRUCTURE



±111,600 SF for Sale

For more information, contact:

BRIAN YOUNG, CCIM, SIOR
Senior Vice President
864 370 8087
brian.young@thalhimer.com

ELLIOTT FAYSSOUX
Vice President
864 370 8190
elliott.fayssoux@thalhimer.com

KACIE JACKSON, SIOR
First Vice President
864 370 8193
kacie.jackson@thalhimer.com

Wells Fargo Center
15 South Main Street, Suite 502
Greenville, SC 29601
www.thalhimer.com

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Property Features

- Heavy Manufacturing Infrastructure
- 100% HVAC
- Expansion Potential
- Aggressive Economic Incentives
- ±54 miles to the Greer Inland Port
- Tax Map ID 6930-118-548

Specifications

Building Size	±111,600 SF
Manufacturing & Warehouse	±95,830 SF Sprinkler System HVAC
Office	±15,770 SF Men's and Women's restrooms Private Offices 3 conference rooms 1 Break-Room
Parcel Size	±10 Acres
Parking	Ample Parking; 100 + employee parking spots
Sales Price	\$3,975,000

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MILEAGE

Atlanta Airport	165 Miles
Charleston Airport	194 Miles
Charlotte Airport	125 Miles
Greenville Spartanburg Airport	48 Miles
Greer Inland Port	54 Miles
Port of Charleston	200 Miles

SC STATISTICS

Population	5.15 Million
Counties	46
Labor Force	2,341,700
Unemployment Rate	3.8%



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