



**COLDWELL
BANKER
COMMERCIAL**
CAINE

FOR LEASE

CBCCAINE.COM

200 EAST BROAD STREET

Greenville, SC 29601

AVAILABLE SPACE:

+/-1,117 RSF TO +/-11,771 RSF
FULL SERVICE LEASE



CONTACT:

Nicholas Sardone, MRICS
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Sammy DuBose
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**COLDWELL BANKER COMMERCIAL
CAINE**
117 Williams Street, Greenville, SC 29601
864.250.2800



200 EAST BROAD STREET

200 E. Broad St., Greenville, SC 29601



PROPERTY HIGHLIGHTS

- Class-A Six-Story Office Building
- Built in 2001
- 116,511 Rentable Square Feet Total
- Situated on 2.32 Acres in Downtown, Greenville
- Zoned C-4, City of Greenville
- 429 Parking Spaces with Free On-Site and Paid Garage Parking
- Privately Owned Garage
- Full Sprinkler System
- Fiber Optics Available
- Recently Remodeled Lobby & Entry Patio
- Workout Facility and Showers Available to Tenants
- On-Site Dedicated Food Truck Parking

SPACES	LEASE RATE	SPACE SIZE
Suite 260	\$28.50/RSF	+/-1,117 RSF
Suite 210	\$28.50/RSF	+/-2,435 RSF
Suite 450	\$28.50/RSF	+/-11,771 RSF

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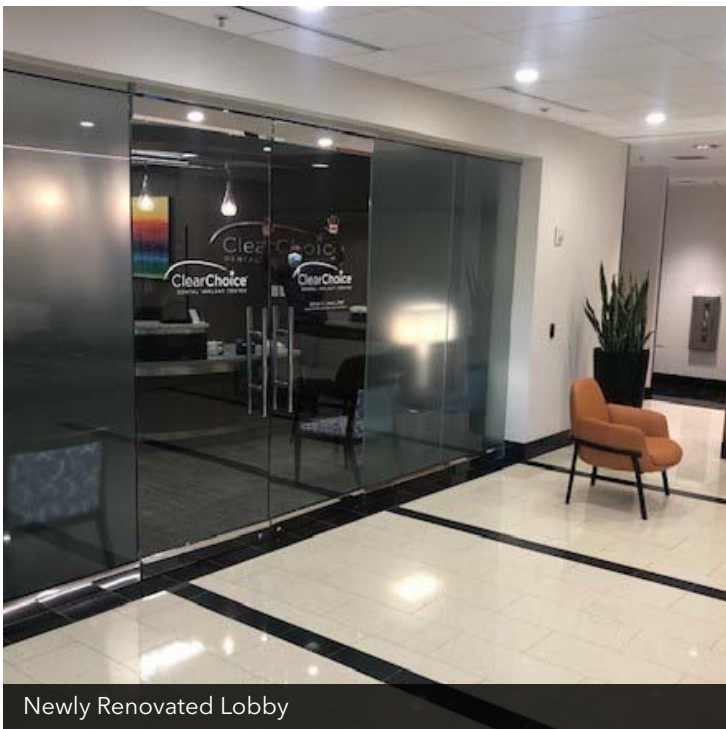
LEASE



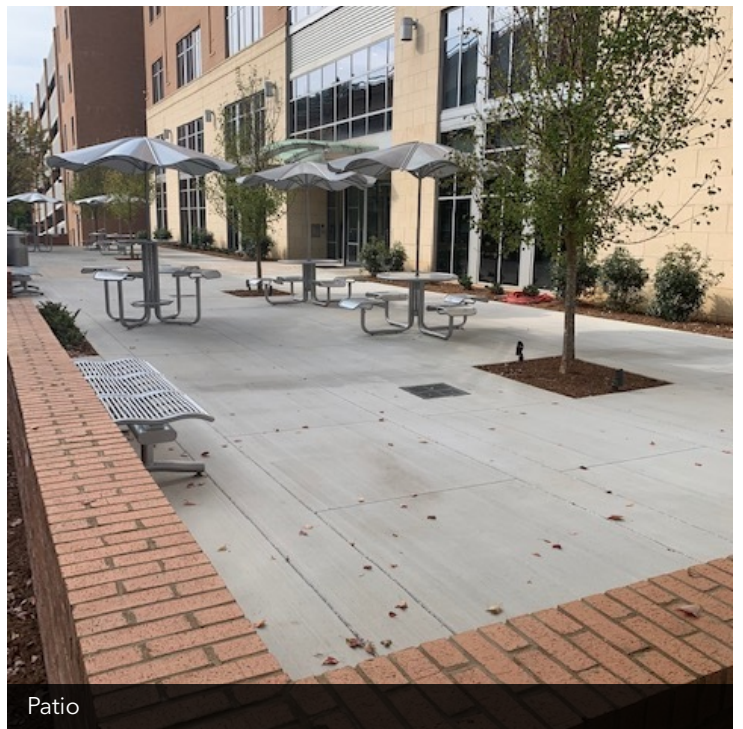
Newly Renovated Lobby



Newly Renovated Lobby



Newly Renovated Lobby



Patio

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Second Floor: Suite 210: +/-2,435 RSF, Suite 260: +/-1,117 RSF



Fourth Floor: Suite 450: +/-11,771 RSF

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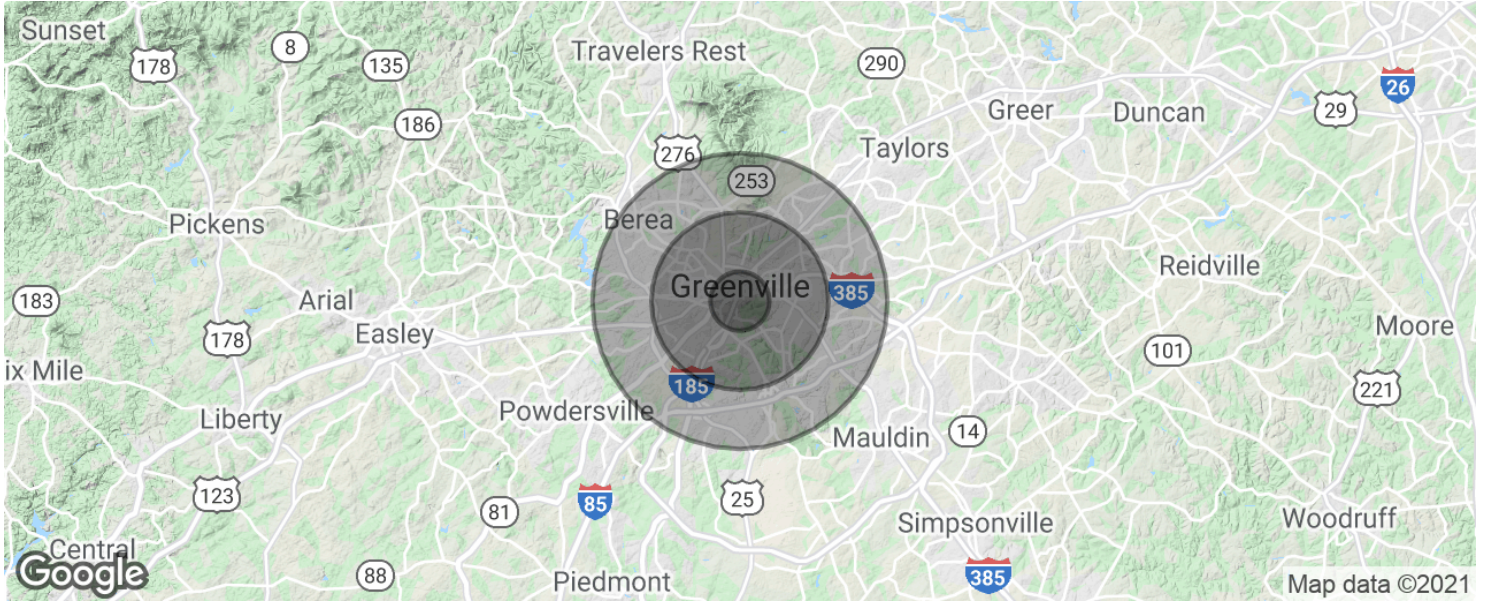




200 EAST BROAD STREET

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LEASE



POPULATION

	1 MILE	3 MILES	5 MILES
Total population	7,831	68,738	149,028
Median age	44.1	36.7	36.1
Median age (Male)	43.7	35.5	34.5
Median age (Female)	44.4	37.7	37.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,855	29,210	62,078
# of persons per HH	2.0	2.4	2.4
Average HH income	\$67,962	\$57,149	\$54,200
Average house value	\$247,046	\$190,134	\$205,239

* Demographic data derived from 2010 US Census

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