



**COLDWELL  
BANKER  
COMMERCIAL  
CAINE**

**FOR SALE**

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**MEDICAL OFFICE BUILDING**

**1020 GROVE ROAD  
GREENVILLE, SC 29605**

**SQUARE FOOTAGE: +/-12,401 SF**

**SALE PRICE: \$1,600,000**

CBCCAINE.COM



**CONTACT:**

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**COLDWELL BANKER COMMERCIAL  
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117 Williams Street, Greenville, South Carolina 29601  
864.250.2800



# 1020 GROVE ROAD

Greenville, SC 29605

SALE



## OFFERING SUMMARY

Sale Price: \$1,600,000

Lot Size: +/-1.09 Acres

Building Size: +/-12,401 SF

Price / SF: \$129.02

## PROPERTY OVERVIEW

Medical office building for sale

## PROPERTY HIGHLIGHTS

- 1 story brick
- Built in 1992, renovated in 2015 (roof, repaved & restriped parking lot)
- Zoned C-2 Greenville County
- 54 parking spaces (4.35/1000 SF)
- Greenville County Tax Map No. WG01010301206

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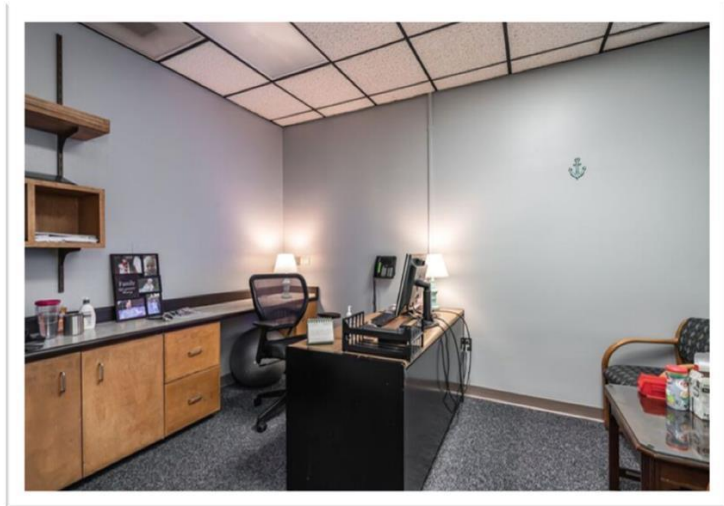
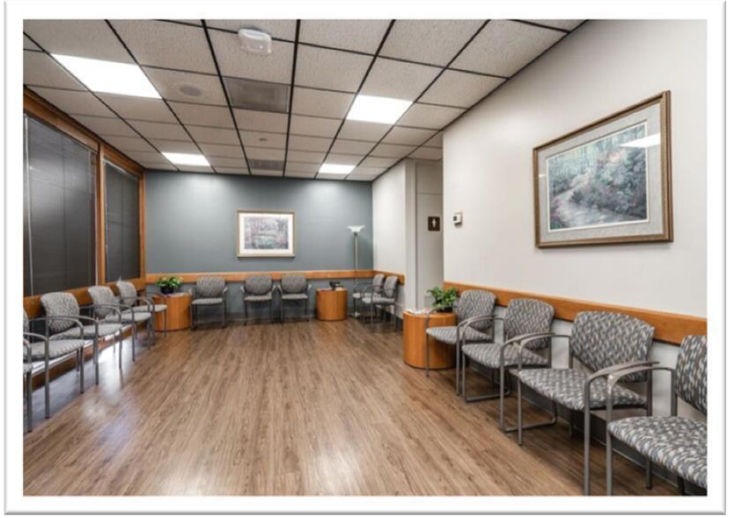
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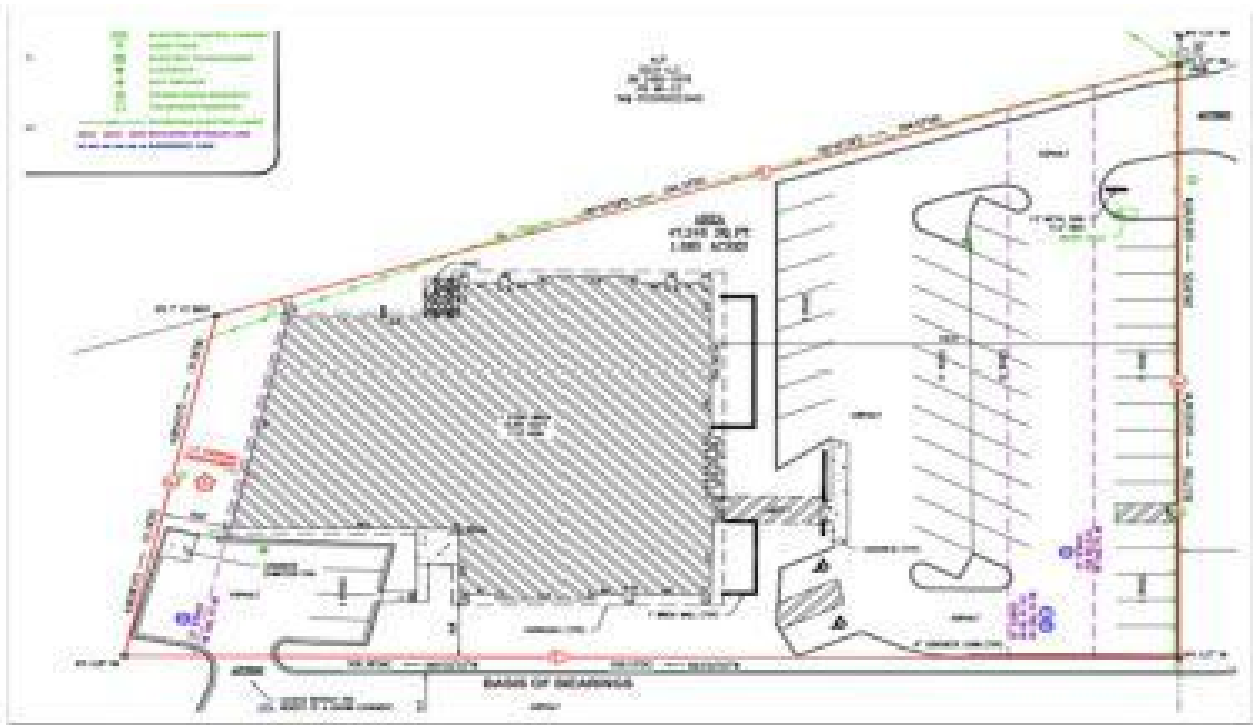
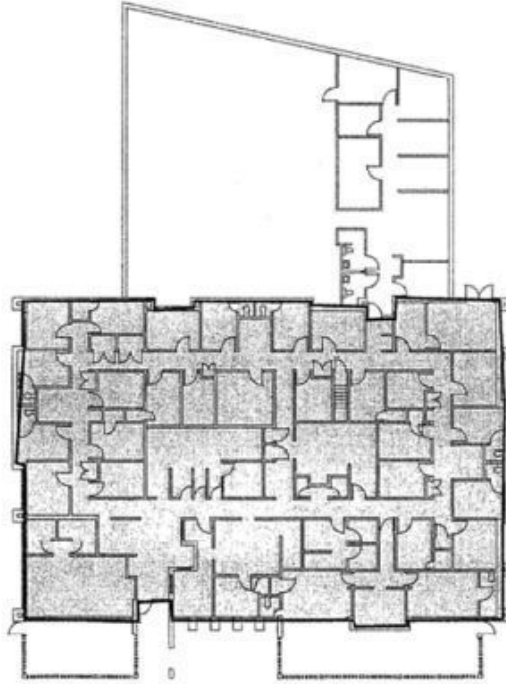
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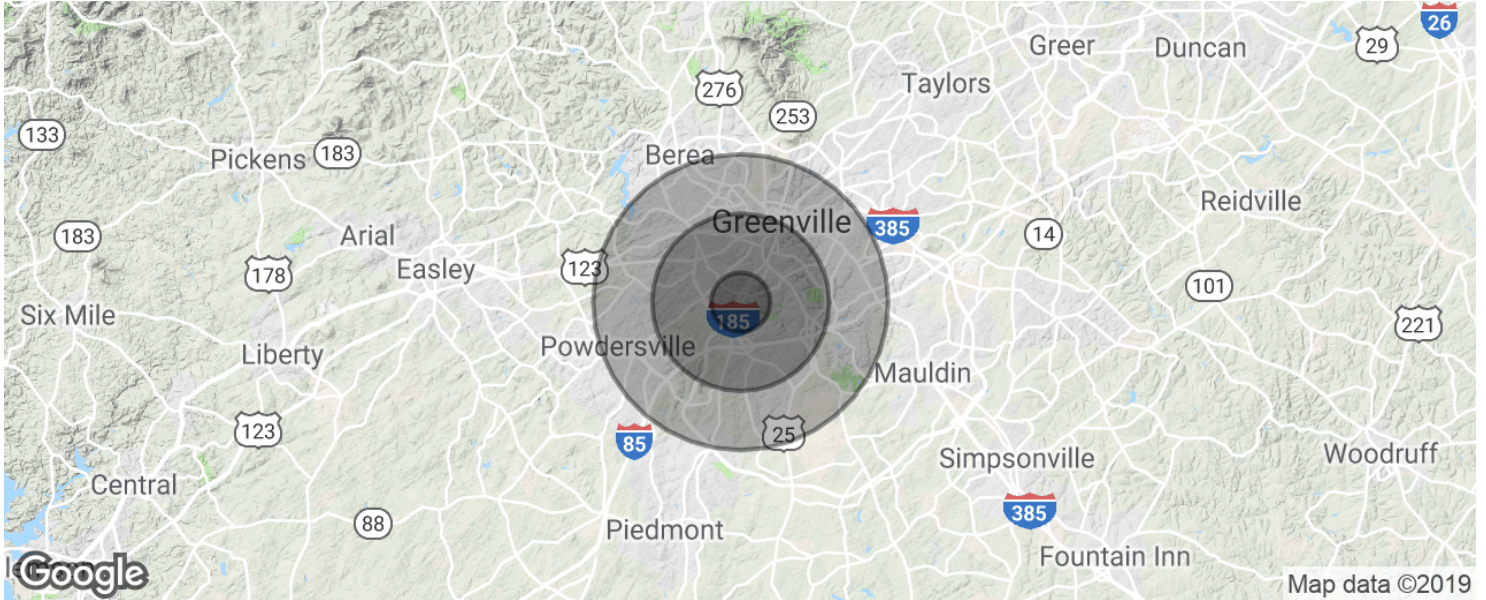
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	4,825	49,198	116,831
Median age	36.9	38.1	36.6
Median age (Male)	35.0	37.0	35.2
Median age (Female)	39.2	38.7	37.6
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,003	20,816	48,369
# of persons per HH	2.4	2.4	2.4
Average HH income	\$63,795	\$56,070	\$52,288
Average house value		\$122,984	\$192,226

\* Demographic data derived from 2010 US Census

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