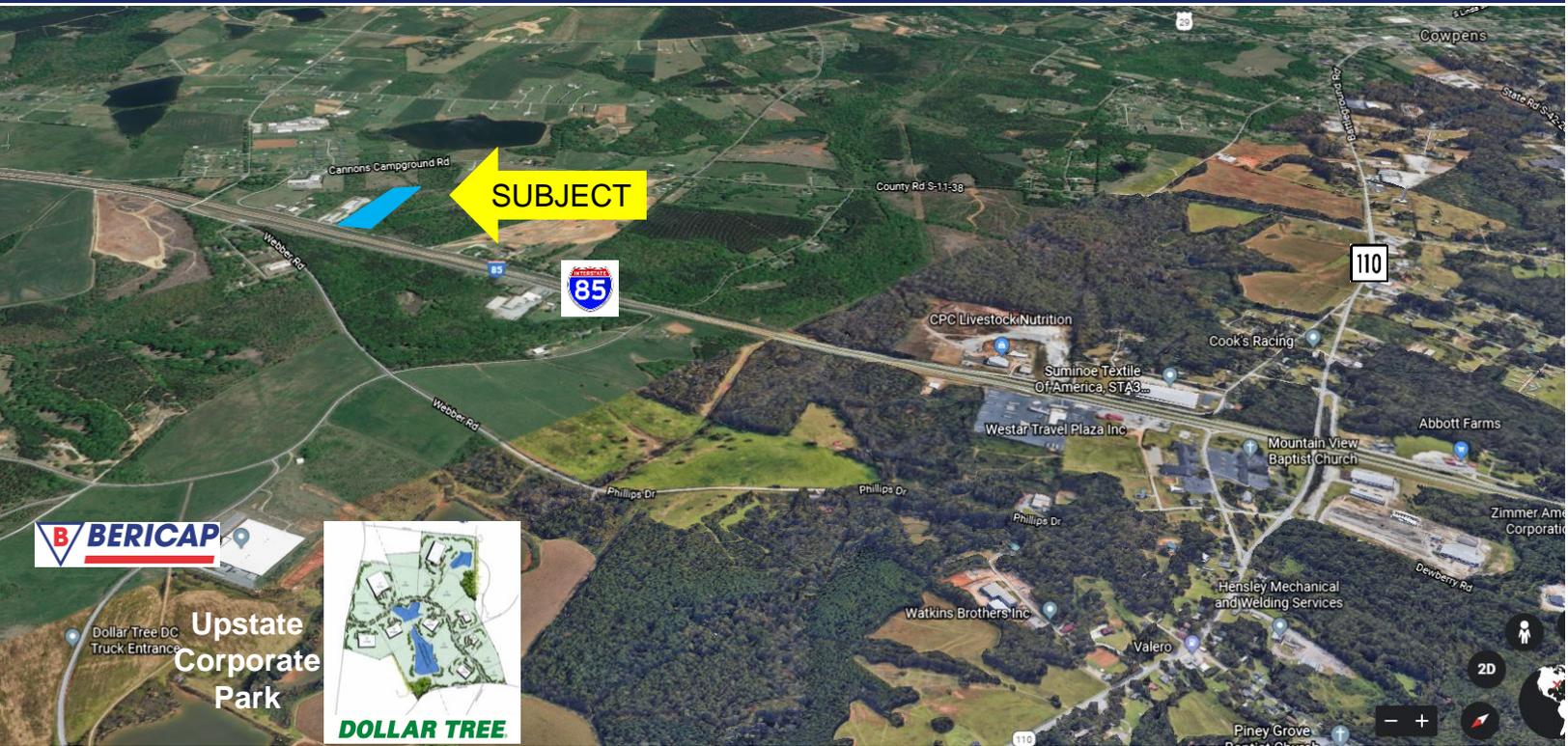




# SPENCER/HINES PROPERTIES

# LAND

## I-85 & Oglesby Lane Cowpens, SC



Upstate  
Corporate  
Park



- 9.75± acres located on Oglesby Lane at I-85.
- Great interstate visibility with 400'± road frontage on Oglesby Lane
- Cherokee County Tax Map # 019-00-00-001.003 & 019-00-00-001.004.
- Over 63,000 cars per day on I-85
- Neighboring Businesses: Freightliner, Jetline, Nestle, Hess, Timken, Dollar Tree Corporate
- Close proximity to the Upstate Corporate Park which includes Bericap and the new 1.5 million sq. ft. Dollar Tree Distribution Facility.

Andy Hayes 864-706-0189  
ahayes@spencerhines.com



CONTACT

Ben Hines 864-542-4777  
benhines@spencerhines.com



[WWW.SPENCERHINES.COM](http://WWW.SPENCERHINES.COM)

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS  
380 S. Pine Street, Spartanburg, SC - 864.583.1001

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**SALE PRICE:**  
**\$25,000/acre**