

For Sale: +/- 3.4 Acres Woodruff Road in Greenville, SC



Commercial site on Woodruff Road, Greenville, SC 29607

Purchase Price: \$2,225,000

Lease or Build to Suit Considered for Credit Tenant

Description: Last large parcel on Woodruff Rd. between I-385 & SC 14. Excellent visibility and exposure on Woodruff Road in both directions. Easy access to I-385 & I-85 (+/- 1.5 miles). Located close to major retailers and restaurants, only +/- 5 miles from Greenville/Spartanburg Intl. Airport and +/- 7 miles from downtown Greenville. SCDOT 2007 traffic count over 31,000 vpd. Property consists of 2 tracts with Woodruff Rd. frontage. Tract 1 is cleared, graded ready to develop and has an installed municipal sewer line onsite. An offsite detention pond handles a substantial portion of Tract I storm water. Tract 2 is unimproved. All utilities available.

	Tract 1	Tract 2
Tax Map #s:	0539010100926	0539010100927
Approx Acres:	+/- 3.25 Acres	+/- .15 Acres
Zoning:	C-2	C-1
Woodruff Rd Frontage:	+/- 247 ft	+/- 210 ft
Deed Book/Page:	DB 2196 / PG 56 (Greenville County ROD)	

For detailed information go to: <http://www.assetmarketing.us>

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