

FOR SALE OR LEASE

±9,900 SF INDUSTRIAL BUILDING

192 Barnett Road
Duncan, SC 29334



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

Jordan Skellie, SIOR
EVP/Principal
864.238.2188
jskellie@lee-associates.com

Andrew Harrill, SIOR, CCIM
Senior Vice President
864.607.7223
aharrill@lee-associates.com

Payton Drake
Associate
404.971.3110
pdrake@lee-associates.com

864.704.1040
LeeUpstate.com

LEASE RATE:

**\$15.50/SF
(NNN)**

SALES PRICE:

\$1,850,000

- Delivery Expected Q1 2027
- ±964 SF of Office Space
- Excellent Visibility from Hwy 29
- ±3 Miles from Inland Port



MAJOR ACCESS
±1 Miles to Hwy 29



DOCK DOORS
One (1)



CLEAR HEIGHT
16'-10" to 20'-11"



DRIVE-IN DOORS
Two (2) 12' x 14'

Interactive PDF



PROPERTY OVERVIEW & PHOTOS

PROPERTY NAME	192 Barnett Rd
TYPE	Industrial
TOTAL AVAILABLE SF	±9,900 SF
TOTAL BUILDING SF	±9,900 SF
TAX MAP #	5-14-00-057.00
COUNTY	Spartanburg
CITY LIMITS	No
ZONING	RLI - Research and Limited Industrial District
YEAR BUILT	2027

CONSTRUCTION TYPE	Metal
ROOF	Metal
WAREHOUSE SF	±8,936 SF
OFFICE SF	±964 SF
CEILING HEIGHT	16'-10" to 20'-11"
DOCK DOORS	One (1)
DRIVE-IN DOORS	Two (2) 12' x 14'
LIGHTING	LED



Interactive PDF 

201 W. McBee Ave, Suite 400, Greenville, SC 29601
320 E. Main Street, Suite 430, Spartanburg, SC 29302
LeeUpstate.com | 864.704.1040



LOCATION OVERVIEW

Click Here to View
the Interactive Map



4

5

1

2

3

- 1 Inland Port
- 2 BMW
- 3 GSP
- 4 US 29
- 5 SC 290

Interactive PDF 

201 W. McBee Ave, Suite 400, Greenville, SC 29601
320 E. Main Street, Suite 430, Spartanburg, SC 29302
LeeUpstate.com | 864.704.1040



Interactive PDF 

LEARN MORE CALL TODAY



LEE & ASSOCIATES
GREENVILLE/SPARTANBURG

864.704.1040
LeeUpstate.com

GREENVILLE OFFICE

201 W. McBee Ave, Suite 400
Greenville, SC 29601

SPARTANBURG OFFICE

320 E. Main Street, Suite 430
Spartanburg, SC 29302

All information furnished regarding the properties and information in this packet is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.



Jordan Skellie, SIOR
EVP/Principal
864.238.2188
jskellie@lee-associates.com



Andrew Harrill, SIOR, CCIM
Senior Vice President
864.607.7223
aharrill@lee-associates.com



Payton Drake
Associate
404.971.3110
pdrake@lee-associates.com