



Property/Location

Building Name: Solo
Address: 540 Colonel's Pointe Parkway
City: Richburg
Tax Map ID:

Sale/Lease Information

Sale: \$1,100,000
Lease: Sale Only
Date Available: Immediately

Property Information

Year Built: 2007
Former Use: New Building
Condition: Excellent
Area:
Office: 1,848 sq ft/171.75 sq m
Manufacturing: 18,947 sq ft/1760.93 sq m
Total: 20795 sq ft/1932.69 sq m

Construction

Floor: 6" Concrete
Walls: Insulated Metal
Roof: Insulated Metal

Interior Features

Height Under Beam (Center):
Clear Height at Center: 21.00 ft/6.4 m
Height Under Beam (Eaves): 24.00 ft/7.32 m
Clear Height at Eaves: 14.00 ft/4.27 m
Clear Span Distance: 17.00 ft/5.18 m
Column Spacing: 67' Clear Span
Heated Area: 100%
Air Conditioned Area: Office Only
Lighting Type: Metal Halide
Sprinkler Coverage: 100% Wet

Exterior Features

Drive in Doors: 3
Loading Docks:
Parking Spaces:
Site Size: 5 ac/2.02 ha

Transportation Accessibility

Interstate: I-77: 1.8 miles/3 km
Port: Georgetown: 156 miles/245 km
Rail Line: No Rail Access
Commercial Airport: CLT International: 38 miles/61 km
Civil Airport: McWhirter Field: 11 miles/17 km



Utilities/Services

Water Service Provider: Chester Metro. District
Water Main Diameter: 12 inch/30.5 cm

Sewer Service Provider: Chester Sewer District
Sewer Main Diameter: 8 inch/20.3 cm
Sewer Type (Force or Gravity): Gravity

Natural Gas Provider: Chester Co. Natural Gas
Natural Gas Line Diameter: 4 inch/10.16 cm

Primary Electricity Provider: Duke Energy

Telecom Provider: Tru Vista Telecomm.
Fiber Optics Provider: Tru Vista Telecomm.
Cable Provider: Tru Vista Telecomm.

Fire Department: Richburg
Distance to Fire Dept.: 0.9 miles/1.4 km
Fire Dept. ISO Rating: 7



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