

Access Point

±56,709 SF Available

360 Old Laurens Road, Suite 100
Simpsonville, SC 29681
Site #2329



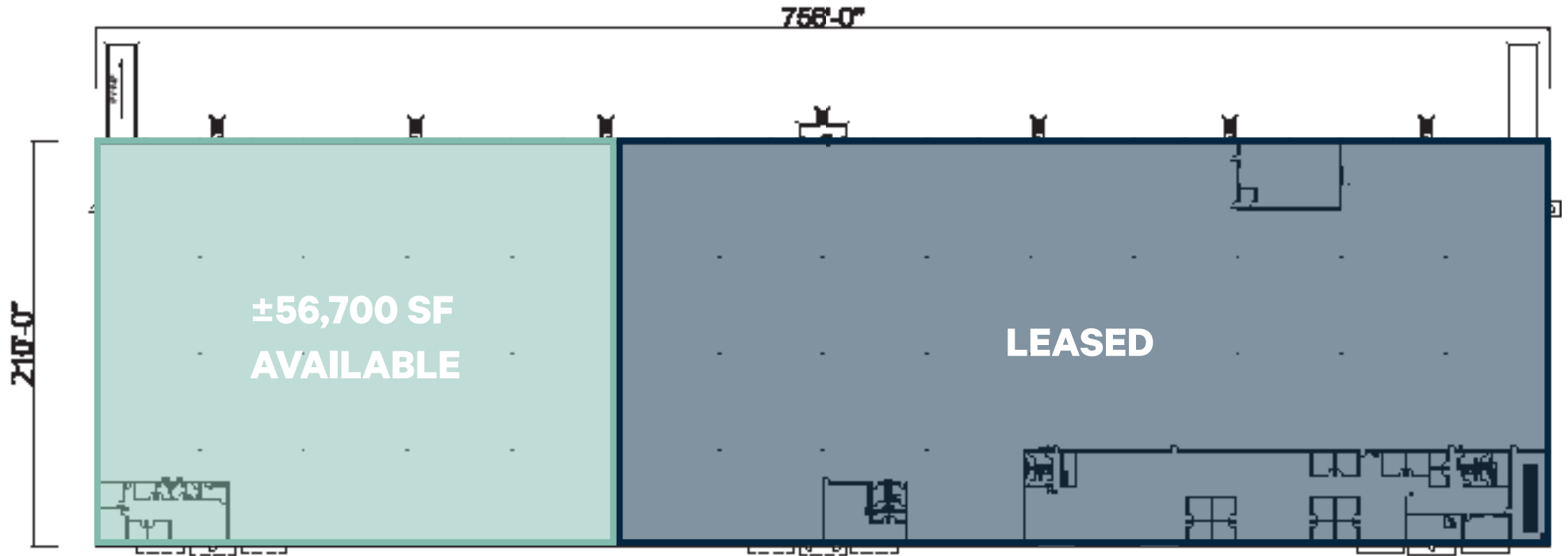
Contact Us

Trey Pennington, SIOR
Vice Chairman
+1 864 293 9757
trey.pennington@cbre.com

Jeff Benedict, SIOR
First Vice President
+1 864 414 0641
jeff.benedict@cbre.com

Tripp Speaks
Associate
+1 803 669 2434
tripp.speaks@cbre.com

Property Details



+ Available: ±56,700 SF

+ Total Building Size: ±158,760

+ Office Space Available: ±2,282 SF

+ Building Dimensions: 210' x 756'

+ Column Spacing: 50' x 54'

+ Speed Bay: 60'

+ Clear Height: 32'

+ Dock Doors Available: 15 (9' x 10') - 6 w/
35,000 lb levelers

+ Sprinkler: ESFR

+ Truck Court: 135' - 190'

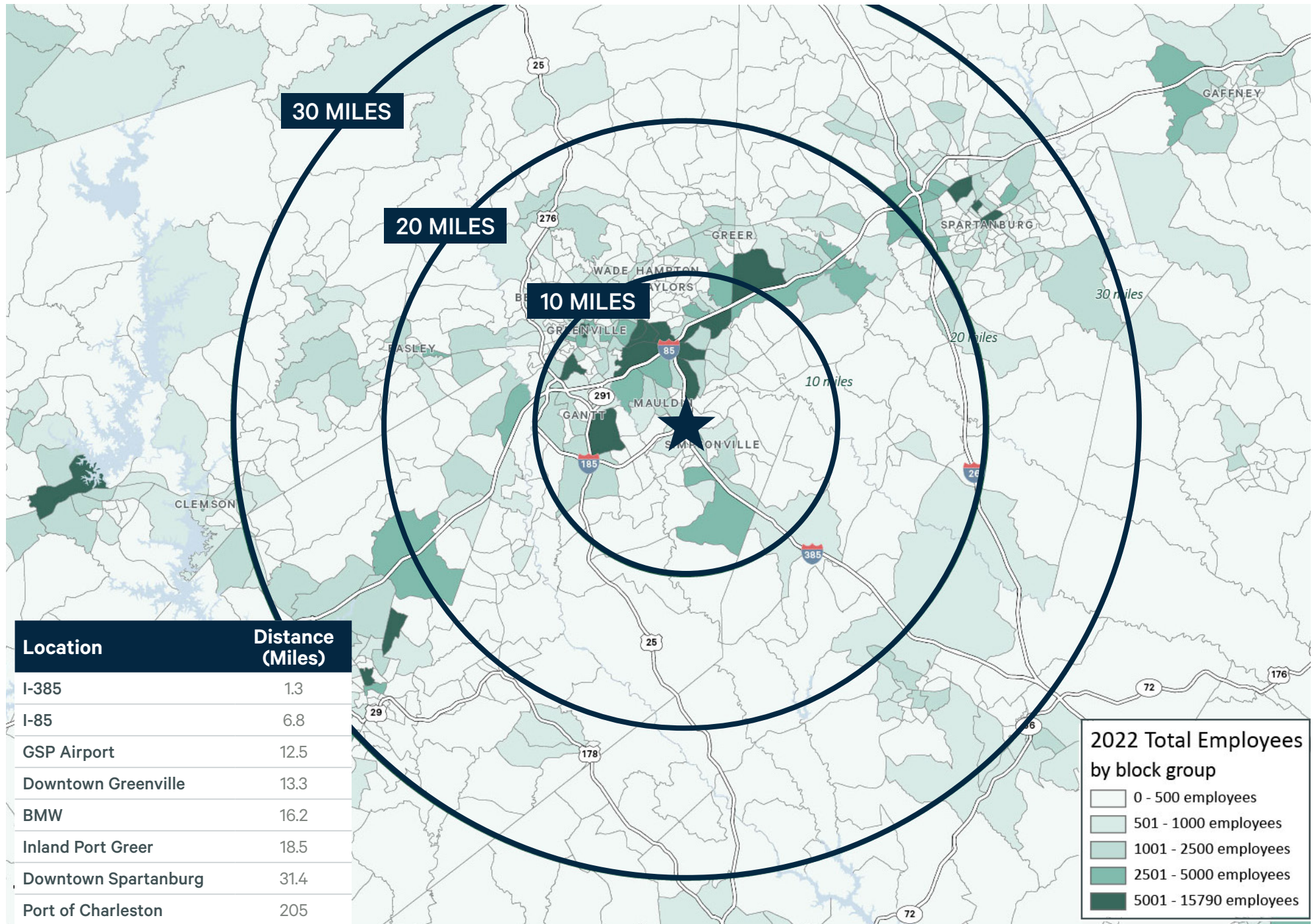
+ Auto Parking: 128 Spaces

+ Trailer Parking: Available

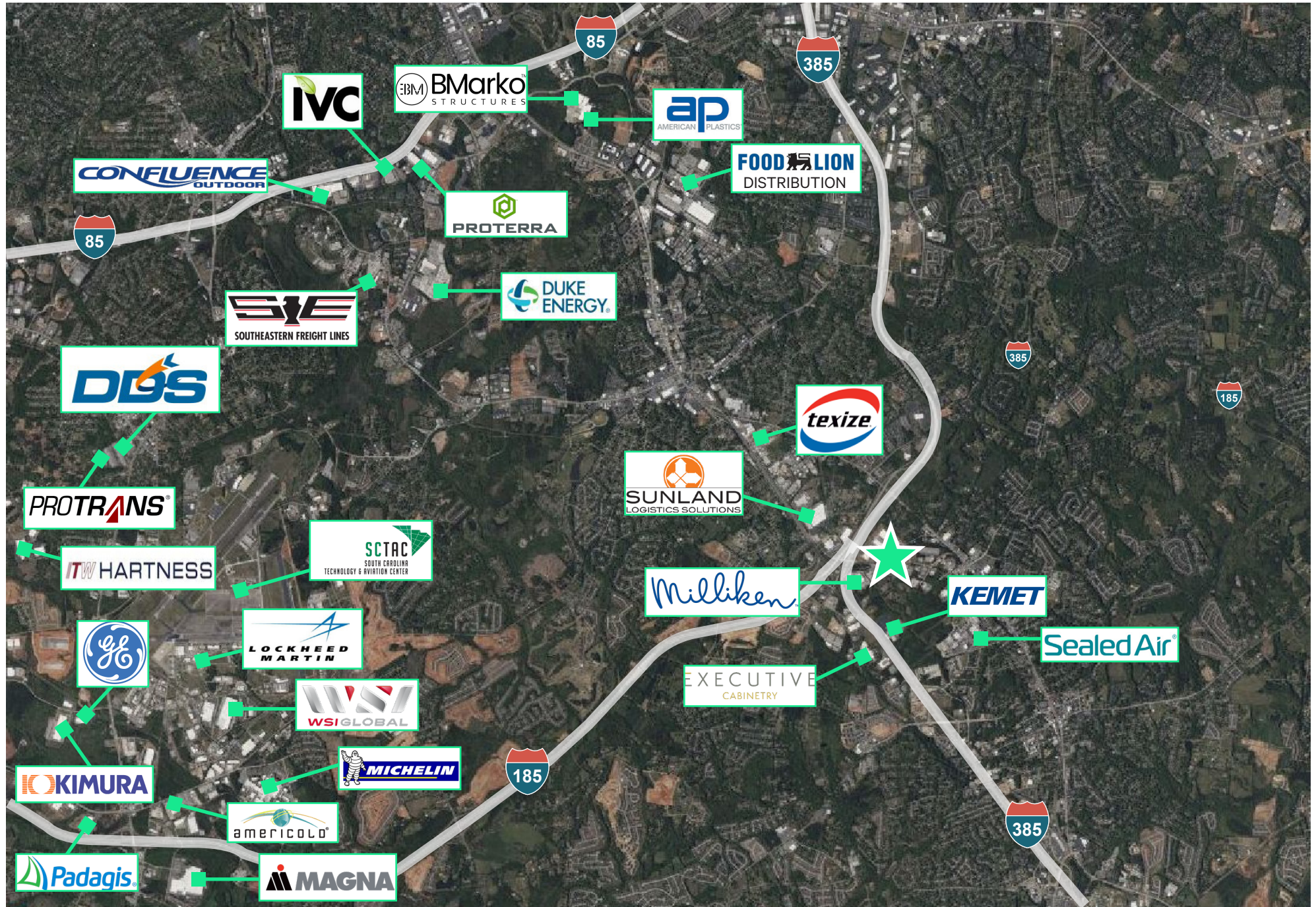
+ Roof: 45 mil; R20 White TPO

+ Power: 400 amps

Location Map



Location Map



Drive Time Map



	Population	Businesses	Labor Force	Bachelor's degree or Higher	Avg HH Income	Daytime Population
10 Miles	351,919	14,384	181,003	70,857	\$110,671	412,272
20 Miles	779,365	25,118	386,198	128,110	\$97,753	791,809
30 Miles	1,205,550	38,224	579,732	175,669	\$90,778	1,223,952

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.