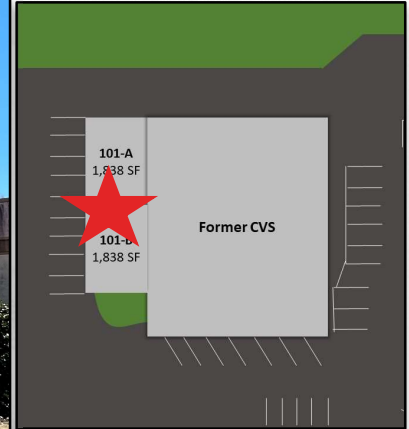


**FOR LEASE**



**CARDINAL**  
COMMERCIAL PROPERTIES™



## **101 SOUTH BOYCE STREET UNION, SC 29379**

**SQUARE FOOTAGE:** A/B- 1,838 +/- SF each  
(3,676+/- contiguous SF)

**COUNTY:** UNION

**LEASE RATE:** \$12.00 SF

**LEASE TYPE:** MODIFIED GROSS  
(Inc. Base Year RE taxes, Bldg. ins., and CAM)

**ZONING:** A-4

- PROXIMITY TO NUMEROUS RESIDENTIAL HOMES AND COMMUNITIES.
- MAJOR SHOPPING CENTER ANCHORED BY WALMART NEARBY.
- GREAT LOCATION FOR OFFICE USERS AS WELL AS A BOUTIQUE, NAIL SALON, TOBACCO/VAPOR OR OTHER MERCANTILE RETAIL USERS.
- WALKING DISTANCE TO UNION MEDICAL CENTER (WALLACE THOMSON HOSPITAL).
- NATIONAL RETAILER SCHEDULED TO OCCUPY THE ADJACENT FORMER CVS.
- AMPLE ON-SITE PARKING.

FOR MORE INFORMATION  
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