

**PARK
COMMERCE**
PARCEL II | ±9.29 ACRES

Softbox
TEMPERATURE CONTROL PACKAGING SYSTEMS

ACL AIRSHIP

**PARK
COMMERCE**
PARCEL I | ±10.0 ACRES

**ATLANTIC
CORPORATION**
Packaging And Supply Solutions

24,400
VPD

108,200
VPD

To Downtown
±5 Miles

PARK COMMERCE

PARK COMMERCE ROAD, GREENVILLE, SC 29611

**PREMIUM INDUSTRIAL
LOCATION AVAILABLE**

BUILD TO SUIT OPPORTUNITIES

30,000 TO 306,000 SF

SITE FEATURES



**Premium Class A
Build to Suit Opportunities**



30,000 to 306,000 SF Available



Two Parcels Available
Parcel I: ±10.0 Acres
Parcel II: ±9.29 Acres



Zoned: S1 (Light Industrial)



**Excellent Visibility and Access
to I-85 and I-185**



**Fully Serviced and
Entitled Site**



**Established Developer with
a Proven Track Record**



**Located in Close
Proximity to Air and
Highway Transportation
& Downtown Greenville**



DEVELOPER'S PREVIOUS BTS EXPERIENCE AT PARK COMMERCE

SOFTBOX

65,000 square foot build-to-suit facility, expandable to an additional approximately 127,647 square feet, for Softbox Systems, Inc. Softbox is the lead tenant in the approximately 42 acre industrial campus, which is in conjunction with the construction of the building.

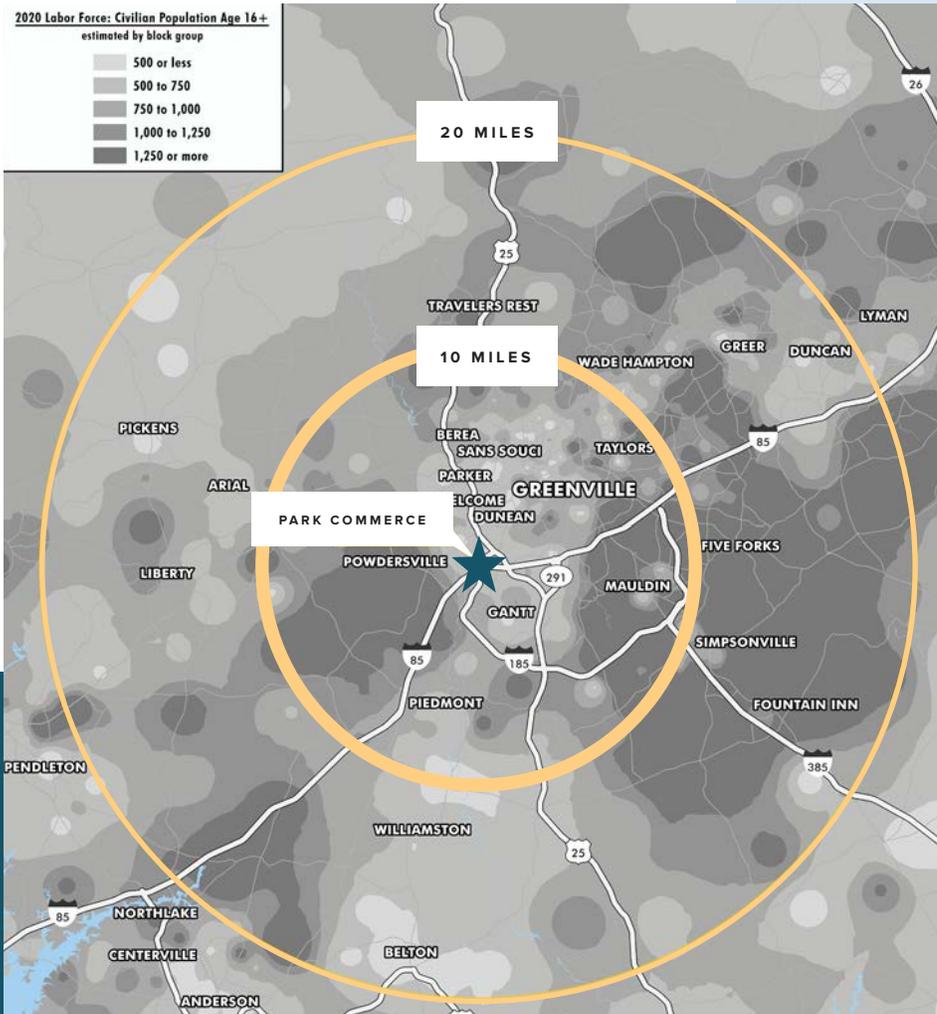


ACL AIRSHOP

58,000 square foot build-to-suit facility. This state-of-the-art manufacturing production facility will be situated on approximately 7.41 acres of Park Commerce. High bay manufacturing spaces for air cargo nets, transportation straps and other products for the aviation industry. Amenities for employees includes indoor and outdoor gathering spaces and a future workout center for fitness and health.



2020 Labor Force: Civilian Population Age 16+ estimated by block group



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CBRE

IDEAL REGIONAL / URBAN DISTRIBUTION LOCATION

±5 MILES

DOWNTOWN GREENVILLE

±16 MILES

GREENVILLE SPARTANBURG INTERNATIONAL AIRPORT

±22 MILES

SOUTH CAROLINA INLAND PORT

±105 MILES

CHARLOTTE, NC

±143 MILES

ATLANTA, GA

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