

FOR LEASE

WAREHOUSE & OFFICE SPACE

1145 N Pike E Sumter, SC 29153



PROPERTY DESCRIPTION

The property at 1145 E Pike North features a recently built (2012) 6,224 square foot general-purpose warehouse with a small office space. The property benefits from over 650 feet of frontage on N Pike E and has direct access to Robert E Graham Freeway/Highway 378, making it highly accessible and visible. This versatile site is ideal for businesses requiring substantial storage, warehousing, or logistical operations.

PROPERTY HIGHLIGHTS

- 11 bays/loading docks
- +/- 800 feet of office space
- 20' ceiling height
- 10' garage doors

OFFERING SUMMARY

Lease Rate:	\$6,500.00 per month
Lease Type:	NNN
Lot Size:	2.4 Acres
Building Size:	6,224 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	21	74	452
Total Population	51	187	1,150
Average HH Income	\$46,166	\$49,344	\$51,997

Jay Davis, CCIM, SIOR
803 934 6597

John Parker
803 468 3135

Heather Tickel
803 778 1139



**COLDWELL BANKER
COMMERCIAL**
CORNERSTONE

FOR LEASE

ADDITIONAL PHOTOS

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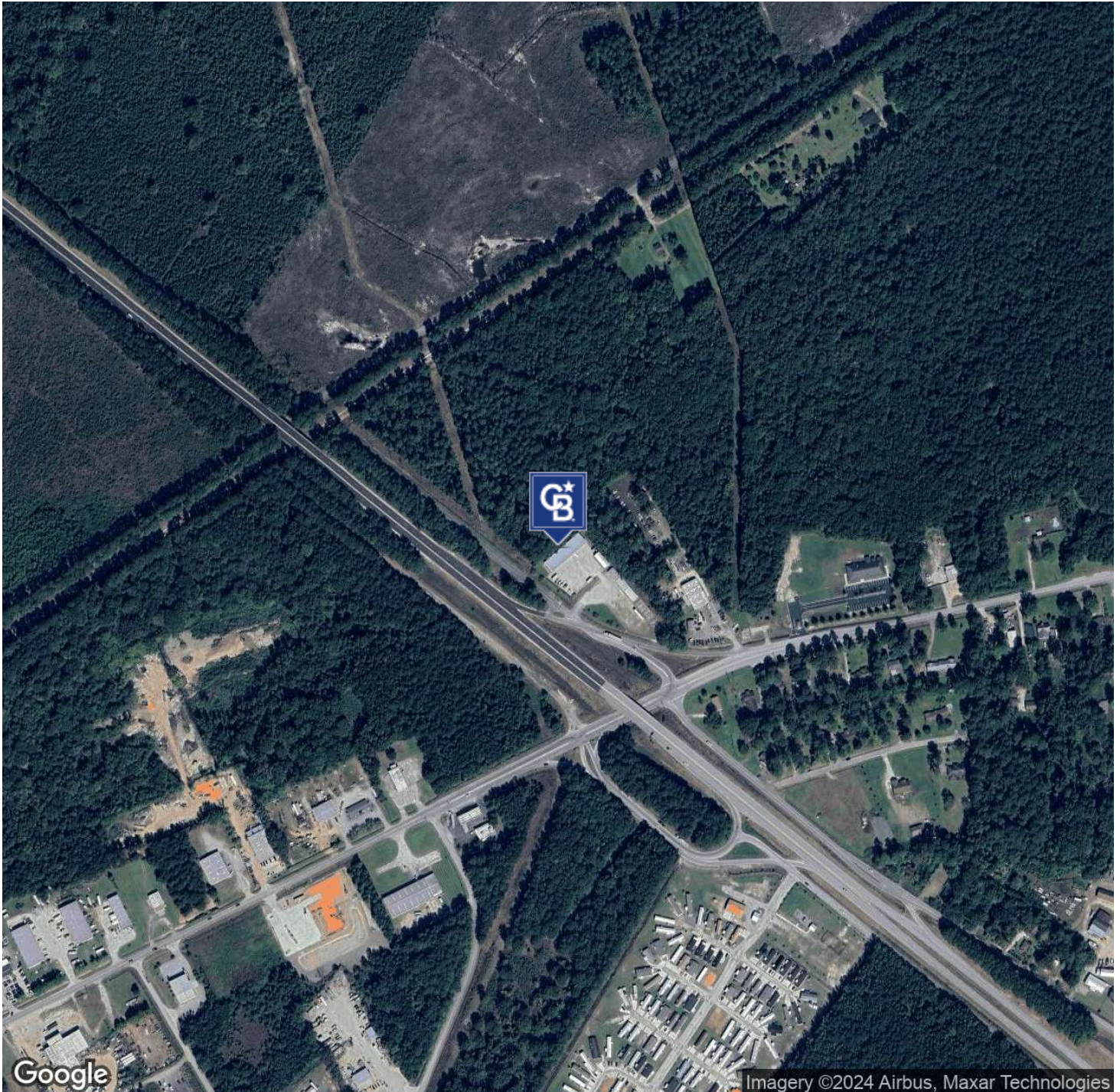


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LOCATION MAP

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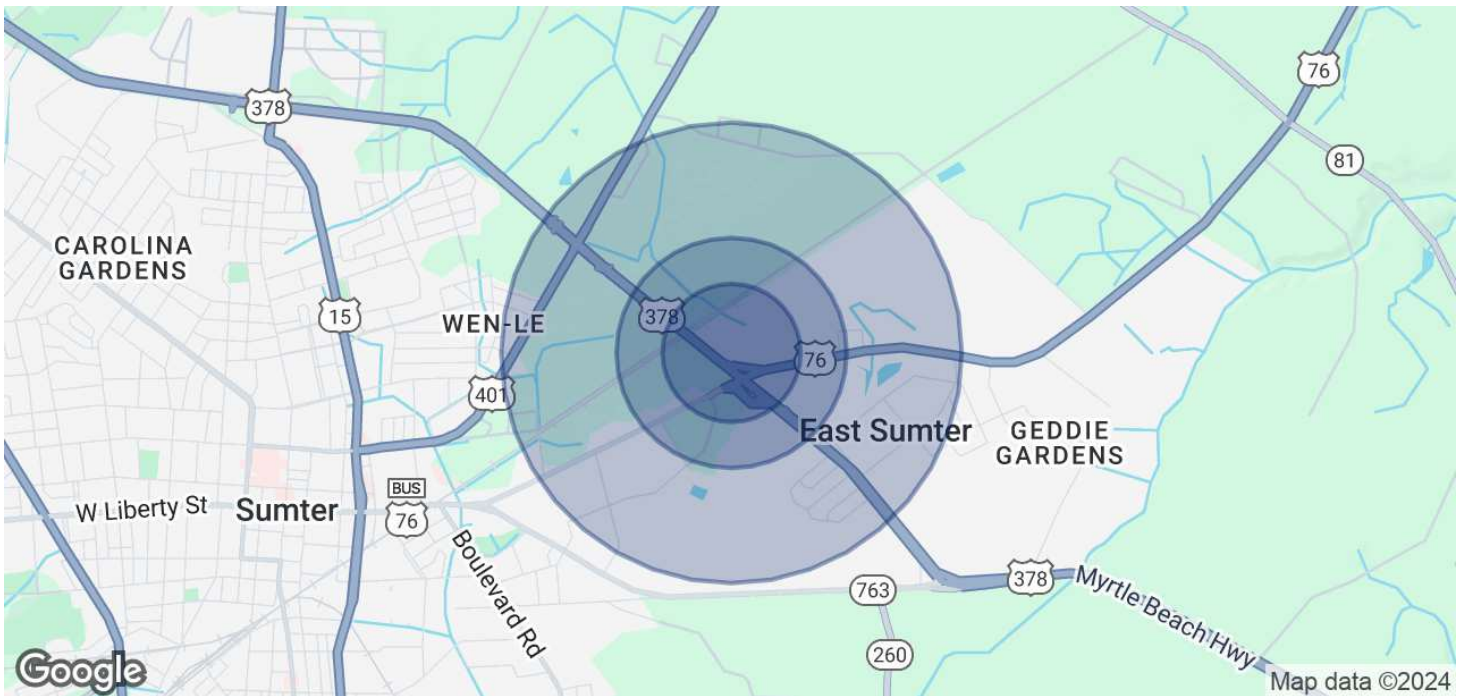


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DEMOGRAPHICS

1145 N Pike E Sumter, SC 29153



POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	51	187	1,150
Average Age	41	40	38
Average Age (Male)	40	38	37
Average Age (Female)	42	41	40

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	21	74	452
# of Persons per HH	2.4	2.5	2.5
Average HH Income	\$46,166	\$49,344	\$51,997
Average House Value	\$114,546	\$111,921	\$107,064

Demographics data derived from AlphaMap

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