

New Millennium Building Systems

2527 E. National Cemetery Rd.
Florence, SC 29506
Florence County



Property Information

Address:	2527 E. National Cemetery Rd
City:	Florence
State:	SC
Zip:	29506
County:	Florence
Condition:	Average
Municipality:	Unincorporated

Brokerage Details

Tax Map ID:	00208-01-014
Sale Price:	\$5,500,000
Sale Price Per Square Foot:	\$29.6
Property Owner:	Private

Building Information

Year Built:	1966
Construction Status:	Existing
Clear height at Eaves:	22'
Clear Height Range:	22'-36'
Wall Material:	Metal
Column Spacing:	Column Free
Primary Lighting Type:	Metal Halide
Tenancy:	Single Tenant
Number of Drive-in Doors:	6
Sprinkler Type:	Wet
Sprinkler Coverage:	100%
Heated Area:	Office Only
Air Conditioned Area:	Office Only
Slab Thickness:	Less than 6"
Total Area (Sq. Ft.):	185,797
Minimum Area (Sq. Ft.):	Not Subdividable
Sq. Ft. of Office Space:	9,624 Sq Ft
Sq. Ft. of Industrial / Mfg. Space:	176,173
Former Property use:	Manufacturing

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Site Information

Site Acres:	64
Zoning:	No Zoning Present
Surrounding Land Use - North:	Mixed Use
Surrounding Land Use - South:	Residential
Surrounding Land Use - East:	Mixed Use
Surrounding Land Use - West:	Mixed Use
Site Condition:	Average
Cranes:	9

Utilities Information

Primary Electric Provider:	Duke Energy Progress
Natural Gas Provider:	Dominion Energy
Distance to Nearest Gas Line:	Connected
Telecommunications Provider:	AT&T
Water Provider:	City of Florence
Waste Water Supplier:	City of Florence
Wastewater Provider:	City of Florence
Wastewater Main Distance:	Connected

Proximity Information

Nearest Airport:	Florence Regional Airport (1 mile)
Nearest Interstate:	I-95 (8.4 miles)
Nearest Port:	Inland Port Dillon (28 miles)