



45,600 SF Available for Lease

25 BROOKFIELD OAKS DRIVE, SUITE H | GREENVILLE, SC

BUILDING FEATURES

25 BROOKFIELD OAKS DRIVE | GREENVILLE, SC

25 Brookfield offers an industrial space designed to meet the needs of a variety of businesses.

The building features a spacious 90,000 SF, with +/- 45,600 SF available, including +/- 9,500 SF of office space. This location is well-suited for storage, manufacturing, and distribution operations.

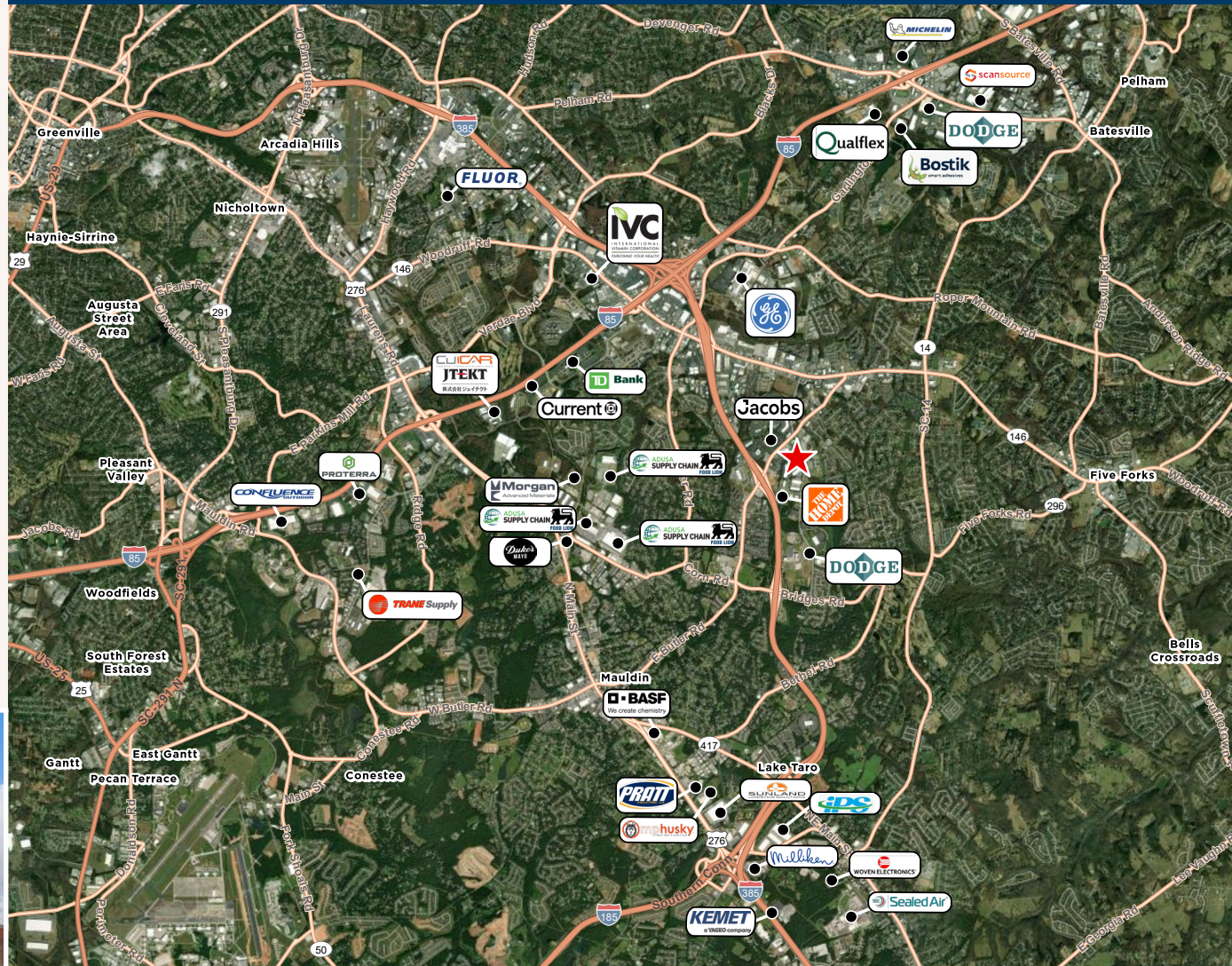
 TOTAL SF AVAILABLE: +/- 45,600	 FLOOR: 4,000 PSI
 OFFICE SF: +/- 9,500	 SPRINKLER: WET PIPE
 CLEAR HEIGHT: 24'	 LIGHTING: LED
 COLUMN SPACING: 40' X 40'	 POWER: 2000 AMP, 480V, 3-PHASE ELECTRICAL SERVICE
 DRIVE IN DOOR: 1 DOCKS: 10	 AUTO PARKING: 1.00/1,000 SF +/- 46 SPACES
 HVAC SYSTEM: FULLY AIR-CONDITIONED	 BATHROOMS: OFFICE: MEN'S: 3 STALLS WOMEN'S: 3 STALLS WAREHOUSE: 1 M/F

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CORPORATE NEIGHBORS

25 Brookfield South is located in the center of the Upstate's dynamic business corridor, surrounded by well-known companies in manufacturing, automotive, and logistics. The area offers a strong infrastructure, a talented workforce, and close access to important suppliers and business partners. This location creates a strategic advantage to grow in one of the Southeast's fastest-growing industrial areas.

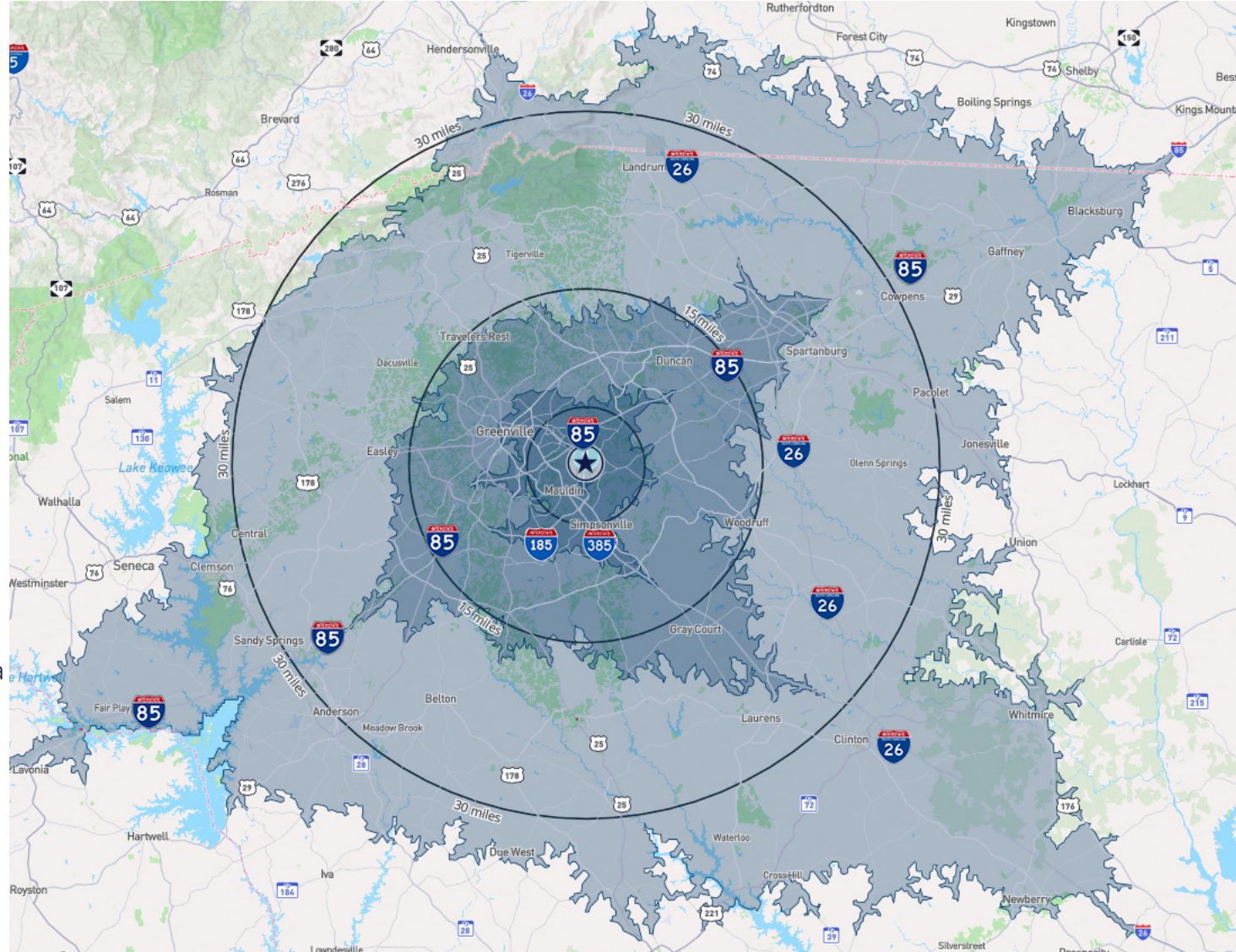


DRIVE TIMES

25 BROOKFIELD OAKS DRIVE | GREENVILLE, SC

25 Brookfield offers exceptional access and connectivity

Situated within one mile of I-385 and three miles of I-85, one of the most critical transportation arteries in the Southeast. This prime location ensures seamless travel to major cities such as Atlanta, Charlotte, and beyond. The property is also close to Greenville-Spartanburg International Airport (less than 10 miles), inland ports (14 miles), and regional shipping centers, making it a convenient spot for businesses.





For More Information, Please Contact:

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