



- 8820± sq. ft. Veterinarian Clinic & Boarding in Inman, SC
- 2.17± acres
- Tenant - ZBS Creature Comforts, LLC
- New 15 year Absolute NNN lease starting January 1, 2023.
- 1 – Five year option to renew
- 1.5% annual escalations through initial term and option period
- NOI - \$85,000/yr.
- Corporate guaranteed lease from Alliance Animal Health – strong guarantor with over 160 locations.

CONTACT

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WWW.SPENCERHINES.COM

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS
380 S. Pine Street, Spartanburg, SC - 864.583.1001

No warranty or representation, expressed or implied, is made to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental or other conditions, imposed by the principles.

SALE PRICE:
\$1,478,000

REDUCED TO:
\$1,417,000

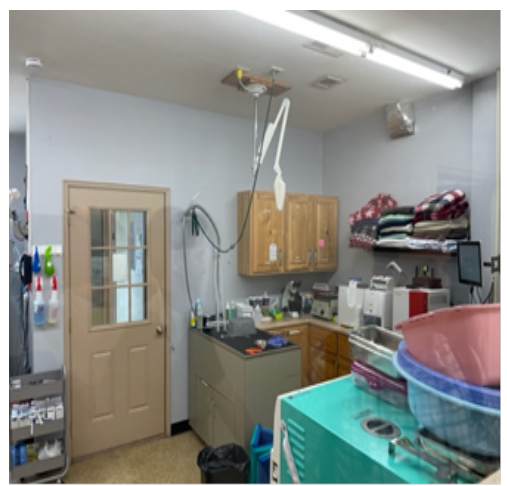
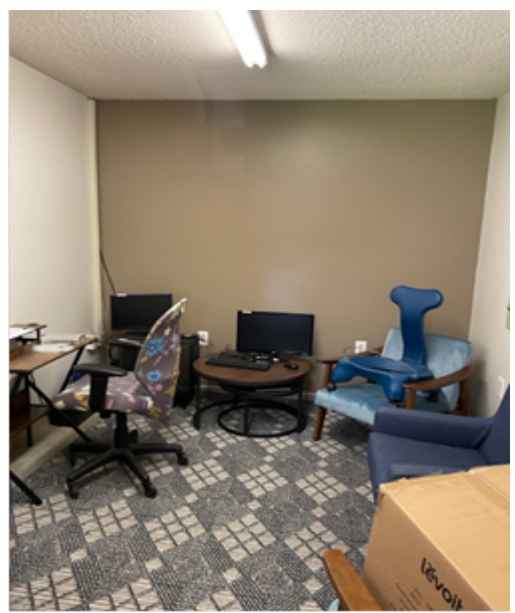
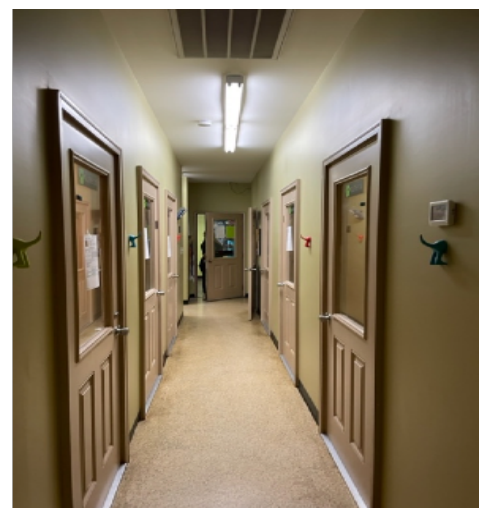


SPENCER/HINES

PROPERTIES

INVESTMENT

2045 Highway 292
Inman, SC 29349





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P R O P E R T I E S

INVESTMENT

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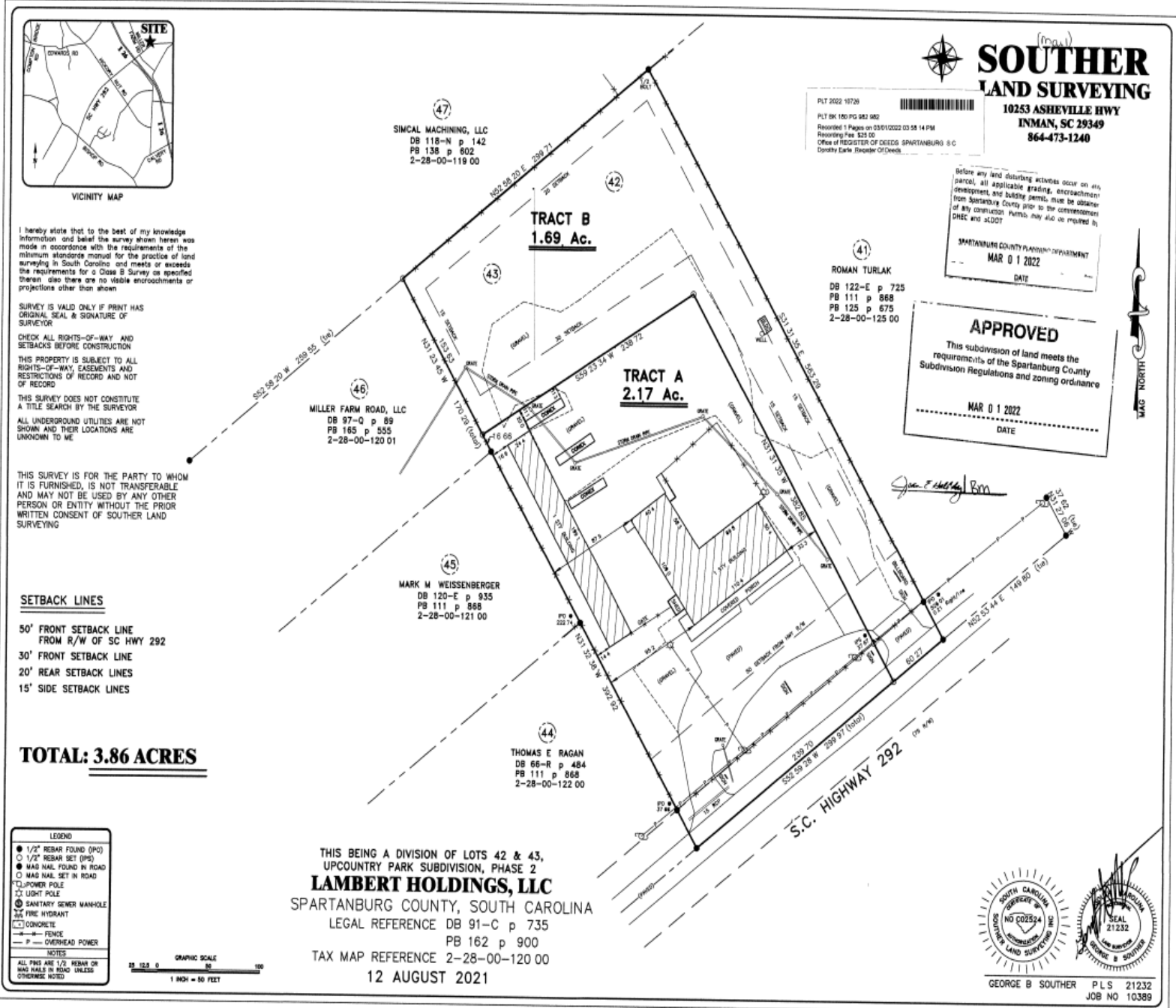


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