

163 & 165 GADSDEN STREET, CHESTER, SC 29706



1,950 SF BUILDING

\$52,000 SPENT ON
RENOVATIONS SINCE
OCTOBER 2006.

- NEW ROOF
- NEW REAR WALL
- NEW FLOOR AND SHEET ROCK

163 GADSDEN STREET - 1,050 sf space
Leased by Southern Management Corp. operating
as Covington Credit of South Carolina
Tenant since September 1988 - Current lease term expires May 31, 2013
Lease is NNN

165 GADSDEN STREET
900 sf space currently vacant



SALES PRICE: **\$100,000**
CAP 8.45%
2009 PROJECTED NOI: \$8,449

BRAD TOY
864-640-7429
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864-230-4302

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