

514 & 516 N. MAIN ST., MARION, SC 29571



4,626+- SF
BUILDING

514 NORTH MAIN STREET
Leased by Security Finance Corp. of SC
Tenant since April 2007
Current lease term expires March 31, 2012
Lease is Gross

516 NORTH MAIN STREET
Leased by Southern Finance
Division of Southern Management Corp.
Tenant since September 1989
Current lease term expires May 31, 2016
Lease is NNN
2.5% annual increases start June, 2011

NEW FRONT FACADE IN 2007
AND NEW ROOF IN 2008



SALES PRICE: **\$157,500**

CAP 10.18%

2010 PROJECTED NOI: \$16,029

BRAD TOY

864-640-7429

CHUCK LANGSTON

864-230-4302

LANGSTON BLACK
REAL ESTATE, INC.

P.O. BOX 2167

GREER, S.C. 29652

BUS: 864-848-9070

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SITE

