

THE
NEXUS

INDUSTRIAL OUTDOOR STORAGE
9855 WARREN ABERNATHY HWY



COMING Q1 2024



4.55 ACRES

AVAILABLE FOR LEASE OR SALE

BUILD TO SUIT 2,500 - 12,000 SF

UP TO 104 TRAILER POSITIONS

Chad Stepp
+1 864 641 8536
chad.stepp@jll.com



Property Specifications



Equipment storage with 2,500 - 12,000 SF
Build to Suit Shop / Warehouse



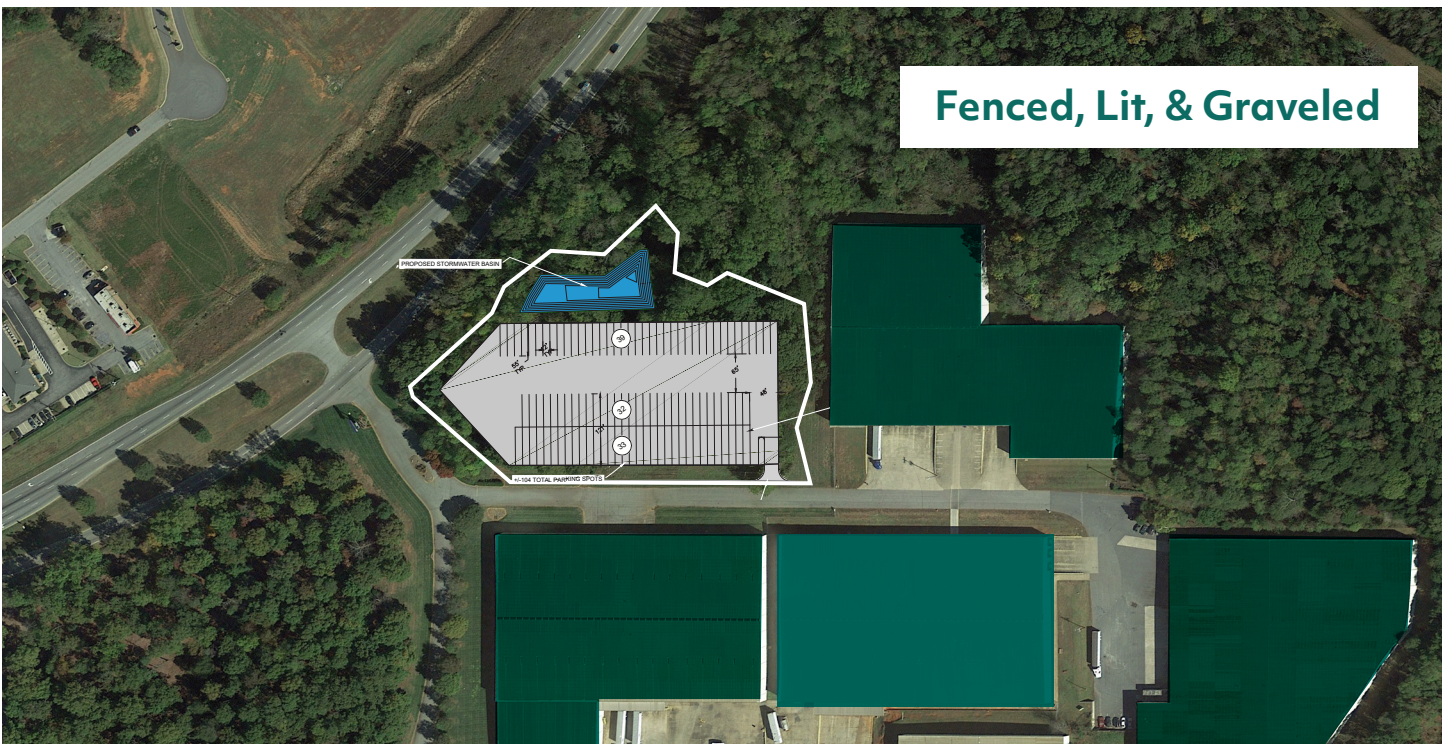
Equipment storage laydown yard



Up to 104 Trailer Positions



0.7 Miles to I-85

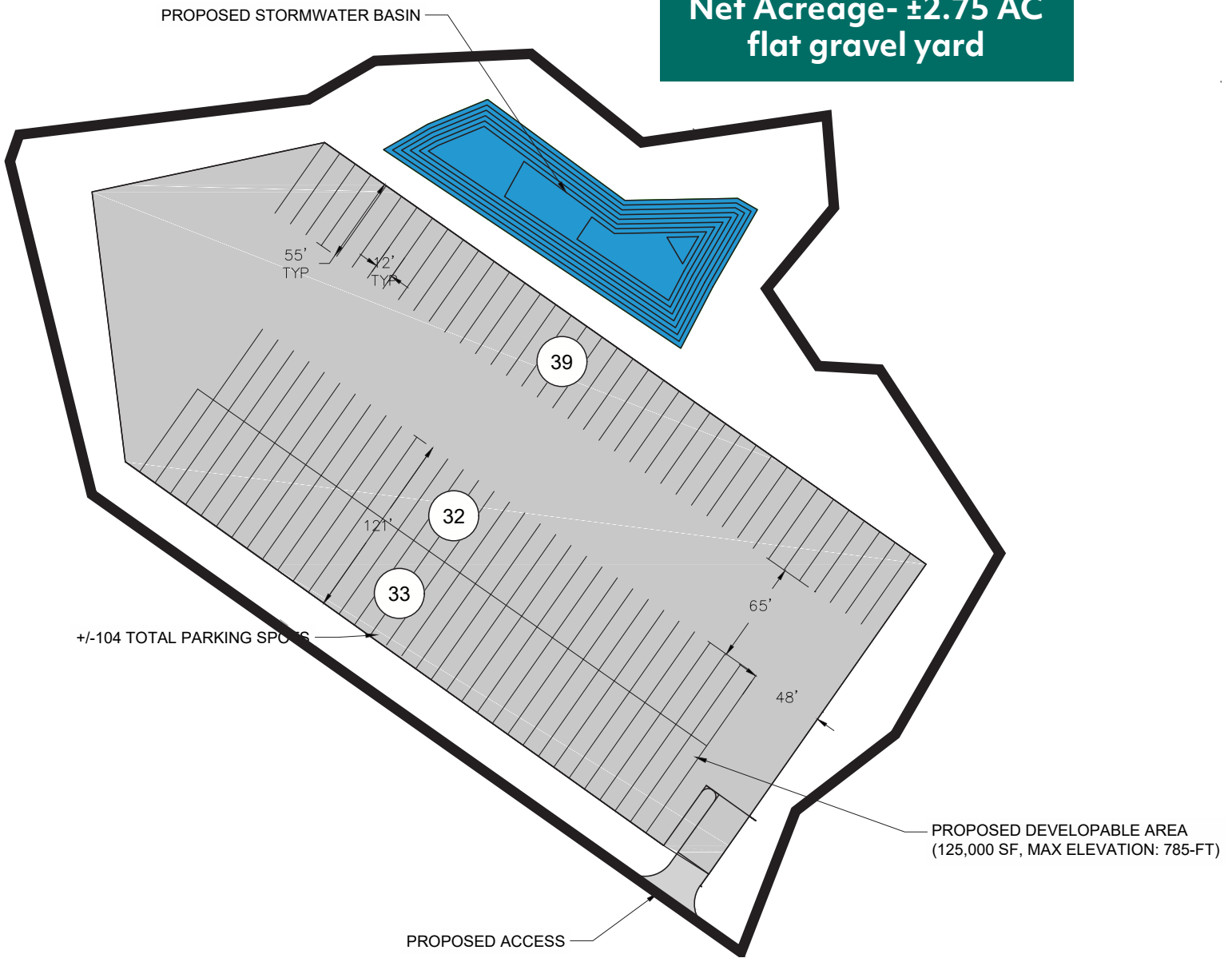


Fenced, Lit, & Graveled

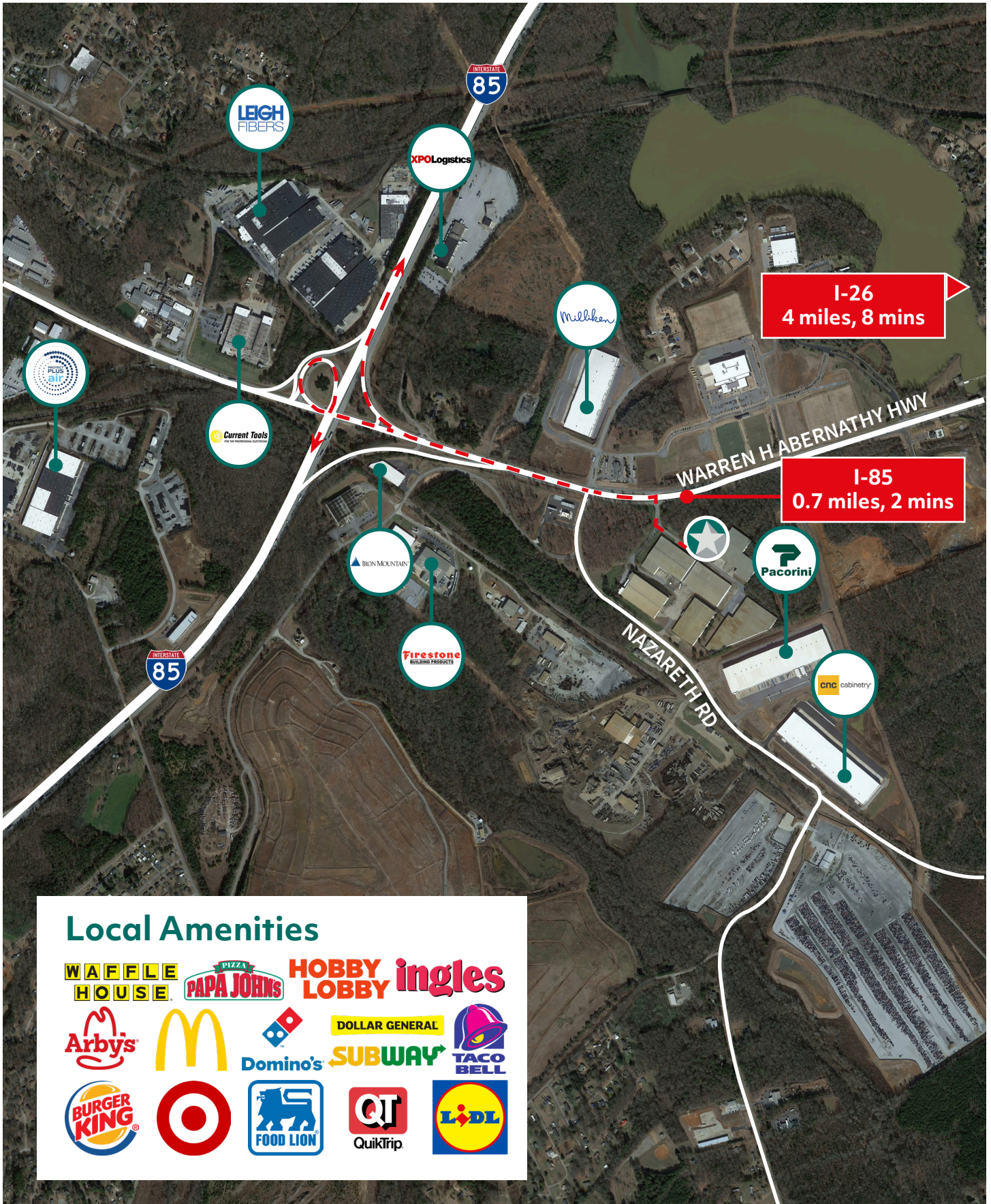
PROPOSED STORMWATER BASIN

10-104 TOTAL PARKING SPOTS

Gross Acreage - ±4.55 AC
Net Acreage - ±2.75 AC
flat gravel yard



Fenced, Lit, & Graveled



I-26
4 miles, 8 mins

I-85
0.7 miles, 2 mins

Local Amenities

