



Located in the heart of Downtown Spartanburg, SC

Mixed use with 18,668 SF of office space available on two floors

Gigabit fiber wired – offering some of the fastest internet speeds possible

On-site fitness center access for all commercial tenants

Parking on-site and in adjacent garage

Two short blocks from the heart of downtown

FLEXIBLE OFFICE SPACE AT THE CENTER OF ONE OF THE SOUTHEAST'S MOST VIBRANT, GROWING COMMUNITIES

MODERN SPACE FOR TODAY'S OFFICES

The fully renovated Montgomery Building has retained its historic charm while modernizing for the needs of today's businesses. From lightning-fast internet to flexible workspaces to the lifestyle offerings today's employees want, the Montgomery Building offers an ideal space for offices large and small, for businesses local or international.

FLEXIBLE SPACES

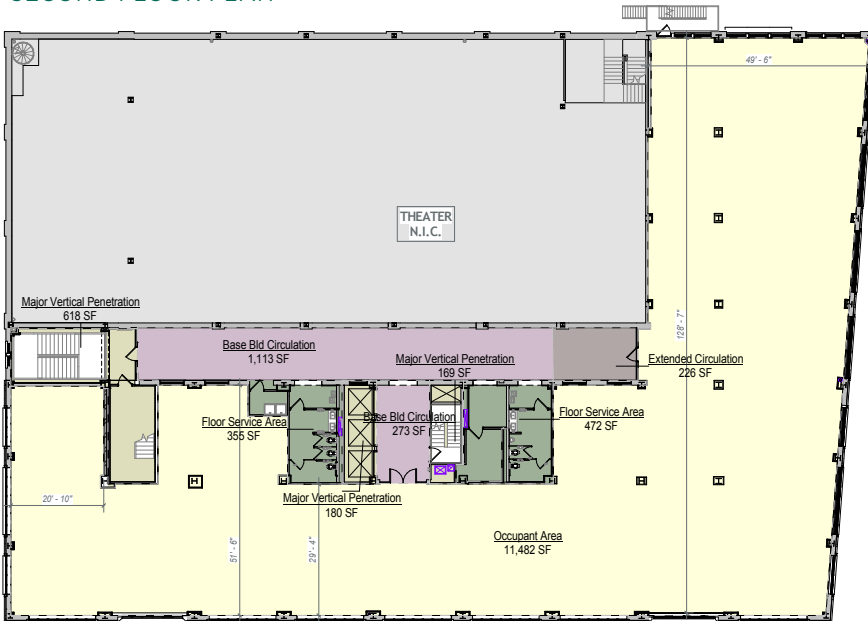
As an early tenant in a new building, you can develop your own dream office space. The Montgomery Building can partner with you to develop the space your office needs to succeed.

NEARBY UNIVERSITIES

The Montgomery Building is located steps away from USCU's George Dean Johnson School of Business and Economics, and sits near Wofford College and six other universities. This means an engaged and educated workforce waits nearby to intern or join your business.

SECOND & THIRD FLOORS OFFICE SPACE

SECOND FLOOR PLAN

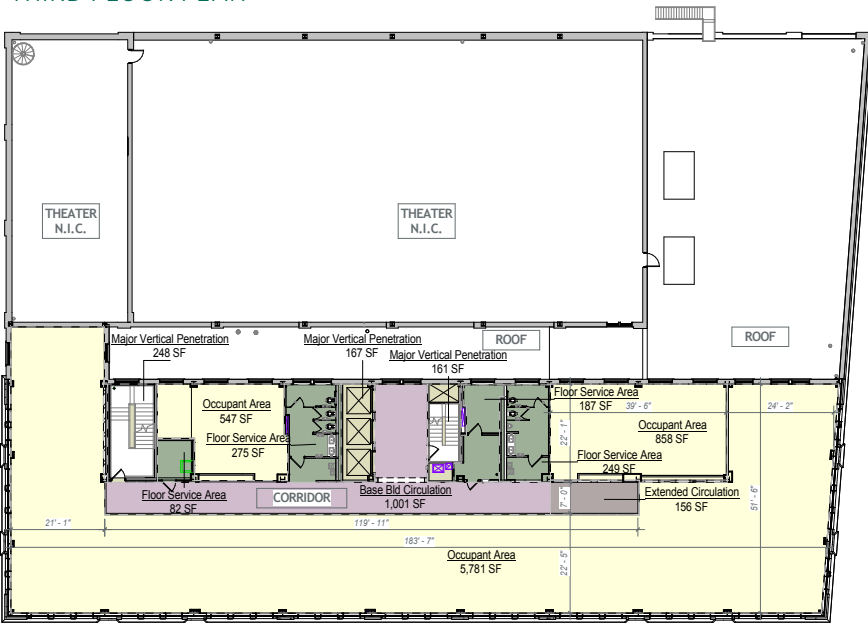


Office space can be divided multiple ways according to tenant needs.

Entire Second Floor
11,482 sf

Entire Third Floor
7,186 sf

THIRD FLOOR PLAN



THE MONTGOMERY
BUILDING

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