



COMMERCIAL BUILDING FOR SALE OR LEASE

PROPERTY OVERVIEW

SALE PRICE | \$300,000

LEASE PRICE | \$3,500/MONTH, NNN LEASE

SQUARE FEET | +/- 3,525 SF

ACREAGE | +/- 0.721 ACRES

ZONING | HIGHWAY COMMERCIAL

This single-story commercial building, offers +/-3,525 square feet of space on three parcels totaling +/-0.721 acres. It stretches from US-1 BUS to Alley Street, with the building set back from US-1 BUS. The property includes two fenced areas, on street parking, and a layout featuring a front office, storage room, six rooms, a commercial kitchen, and restrooms, all accessible via a long central hallway. Currently used as a daycare, the property is zoned HC (Highway Commercial), offering flexible opportunities for various commercial uses.

HOLLY BELL
NC BROKER
C: 910.690.1065
HOLLY@CSGNC.COM

CAROLINA SUMMIT GROUP
390 SW Broad Street, Suite B
Southern Pines, NC 28387
910.684.5353
carolinasummitgroup.com

GEORGE MANLEY
NC BROKER
C: 910.603.8395
GEORGE@CSGNC.COM

PHOTOS



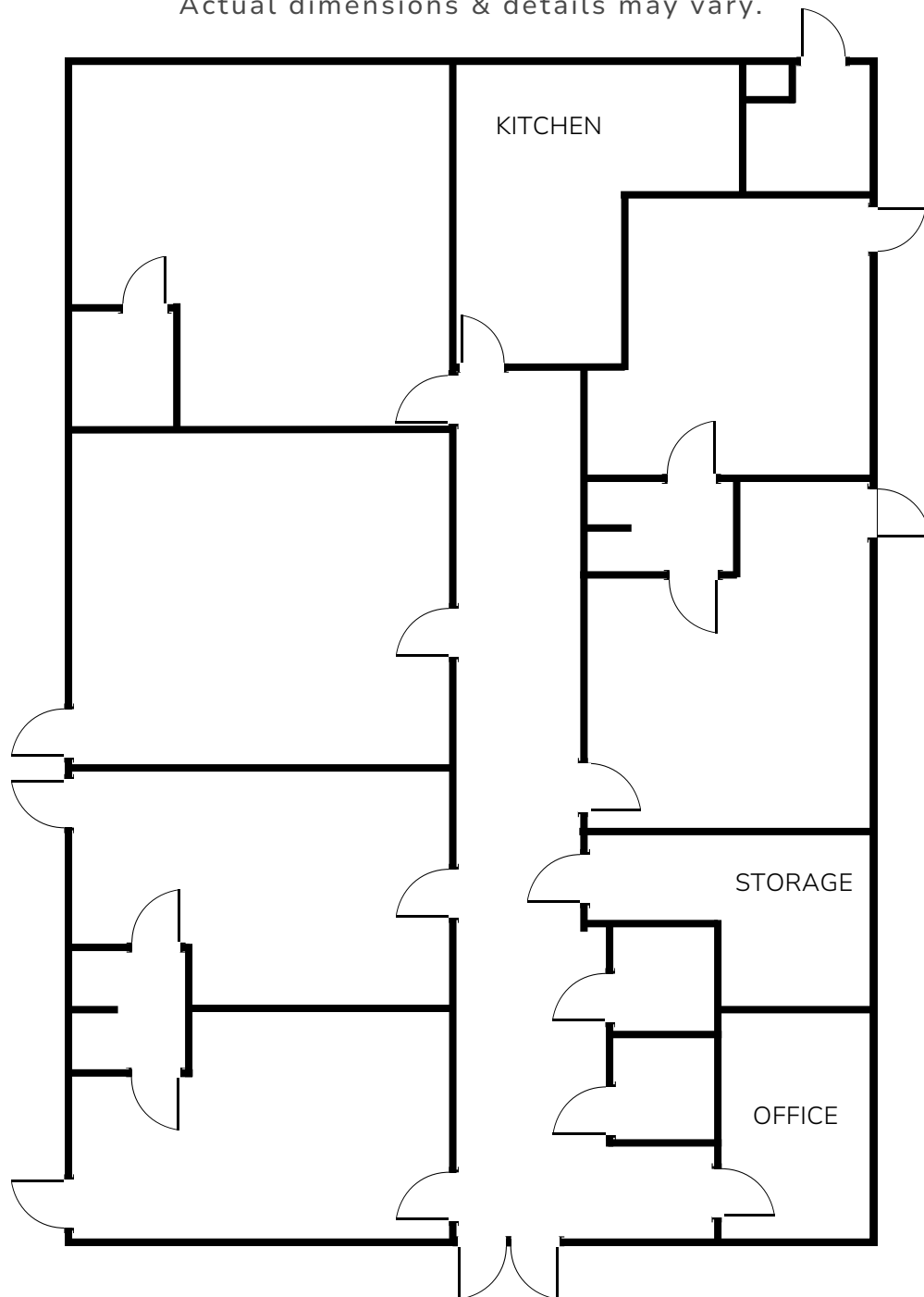
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BUILDING LAYOUT

NOTE: Building Layout is for illustrative purposes only.
Actual dimensions & details may vary.



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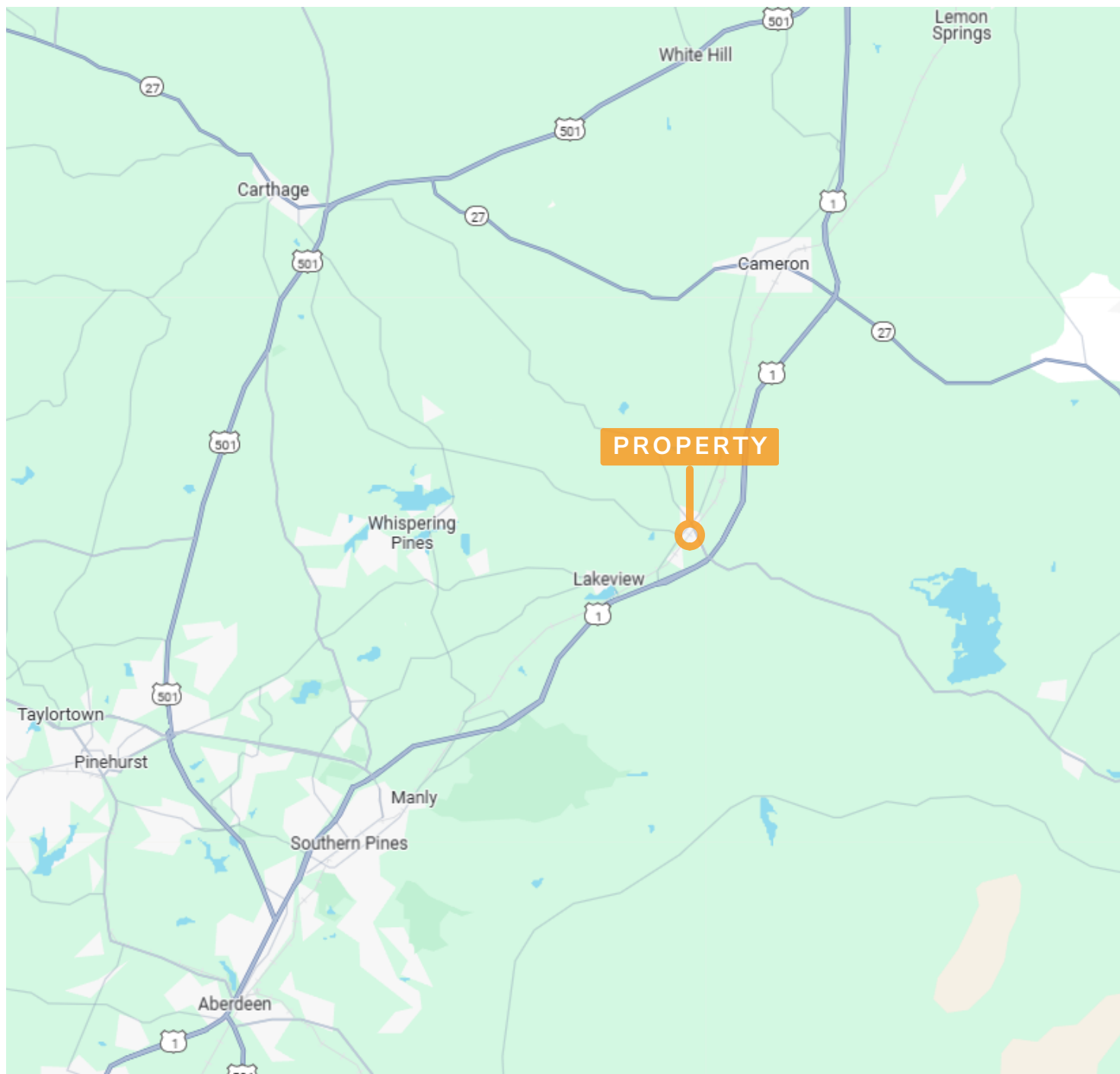
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AERIAL



LOCATION MAP



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