

2804 IMMANUEL ROAD

FOR LEASE | GREENSBORO, NC 27407

Linville | Team Partners

COMMERCIAL REAL ESTATE



3 INDUSTRIAL BUILDINGS FOR LEASE

PROPERTY HIGHLIGHTS

PROPERTY TYPE	Industrial/Warehouse/Garage
AVAILABLE SF ±	6,800
LEASE RATE	\$4,950/Month

DESCRIPTION

Three-building industrial property situated in a fully fenced yard with ample parking and secure lay down storage area. The main building (±4,000 SF) features three office areas, two bathrooms, a kitchenette area, three drive-ins, and central air/heat for office areas. The two accessory buildings (±1,600 SF & ±1,200 SF) each have power and feature three drive-ins. Ideal for mechanics garage, body shop, and a variety of other uses.



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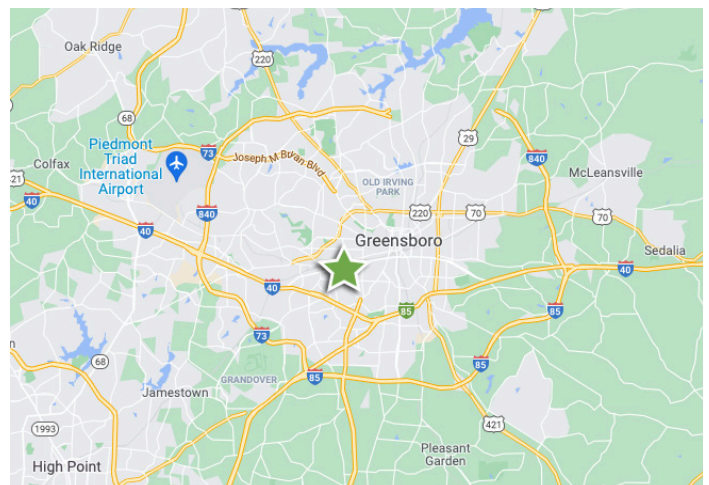
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KEY FEATURES

- Three-building industrial property
- Total of ±6,800 SF available
- Ideal for mechanics garage, body shop, and a variety of other uses
- Lease Rate: \$4,950/Month



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PROPERTY INFORMATION

PROPERTY TYPE	Industrial/Warehouse/Garage	BUILDINGS	3
AVAILABLE SF ±	6,800	YEAR BUILT	1998
ACRES	0.99	DRIVE-INS	9
ZONING	LI		

PRICING & TERMS

LEASE RATE	\$4,950/Month	LEASE TYPE	Modified Gross
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