806 N. MAIN STREET

FOR LEASE | LEXINGTON, NC 27292

Linville Team Partners

COMMERCIAL REAL ESTATE

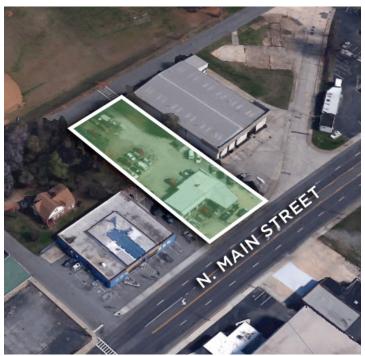


PROPERTY HIGHLIGHTS

PROPERTY TYPE	Retail
AVAILABLE SF ±	2,566
LEASE RATE	\$4,400/Month, Modified Gross

DESCRIPTION

 $\pm 2,566$ SF mechanic shop with high visibility on North Main Street in Lexington. Rear access to Greensboro Street, 3 bays, one 5-ton auto lift, air compressor system, 2 restrooms, and lockable outdoor storage container make this an ideal site for a number of automotive and equipment repair groups.



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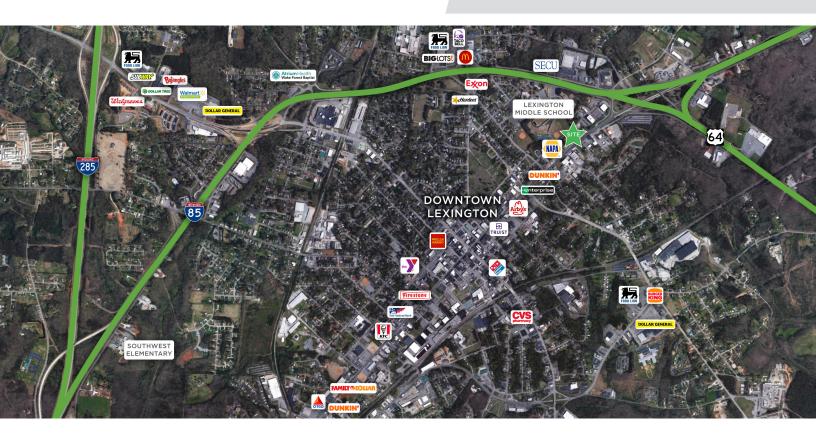


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PROPERTY INFORMATION

PROPERTY TYPE	Retail	PROPERTY SUBTYPE	Automotive, Repair Shop
AVAILABLE SF ±	2,566	RESTROOMS	2
ACRES	0.58	ROOF	Metal, Installed 2009
YEAR BUILT	1945	TAX PIN	6735-01-09-8605

PRICING & TERMS

LEASE RATE	\$4,400/Month	LEASE TYPE	Modified Gross	
	Ψ 1,100/111011111		Modified G1055	

DESCRIPTION

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