

# 111 ANGELA DRIVE

FOR SALE | KING, NC 27021

Linville | Team Partners

COMMERCIAL REAL ESTATE



## RETAIL SHOWROOM FOR SALE

### PROPERTY HIGHLIGHTS

PROPERTY TYPE	Retail
AVAILABLE SF ±	3,072
SALE PRICE	\$640,000

### DESCRIPTION

±3,072 SF of retail showroom in excellent condition with warehouse space and a drive-in located directly off US-52 in a dense retail corridor. In front of Walmart- other neighbors include McDonald's, Lowe's Foods, Exxon, CVS, and more. Prime opportunity for a retail user or for redevelopment. The site is situated on 0.42 acres with ample surface parking. A swimming pool contractor business operates out of this location and the business could be purchased as well.



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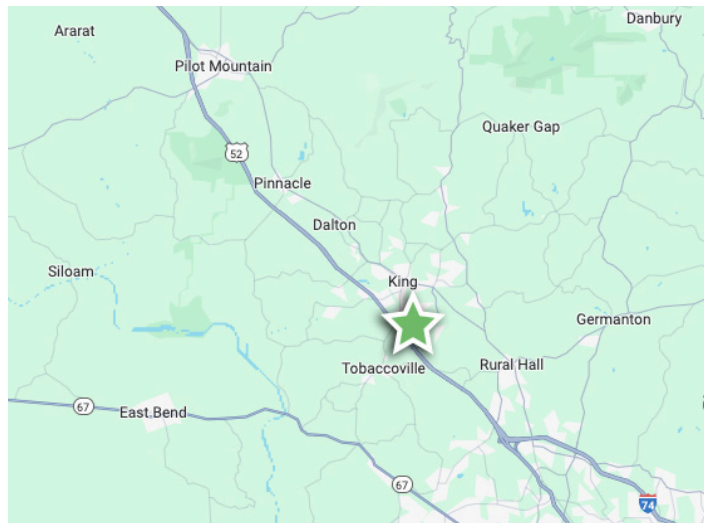
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## KEY FEATURES

- ±3,072 SF of retail/warehouse space
- Great visibility surrounded by major retailers/ fast food chains
- Convenient access to US-52
- Ample parking plus warehouse storage with drive-in access



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## PROPERTY INFORMATION

PROPERTY TYPE	Retail	RESTROOMS	2
AVAILABLE SF ±	3,072	FLOORING	Vinyl
ACRES	0.42	AIR	Central
YEAR BUILT/RENOVATED	1990/1995	TAX PIN	5991-77-7467

## PRICING & TERMS

SALE PRICE	\$640,000
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