

### OFFERING SUMMARY

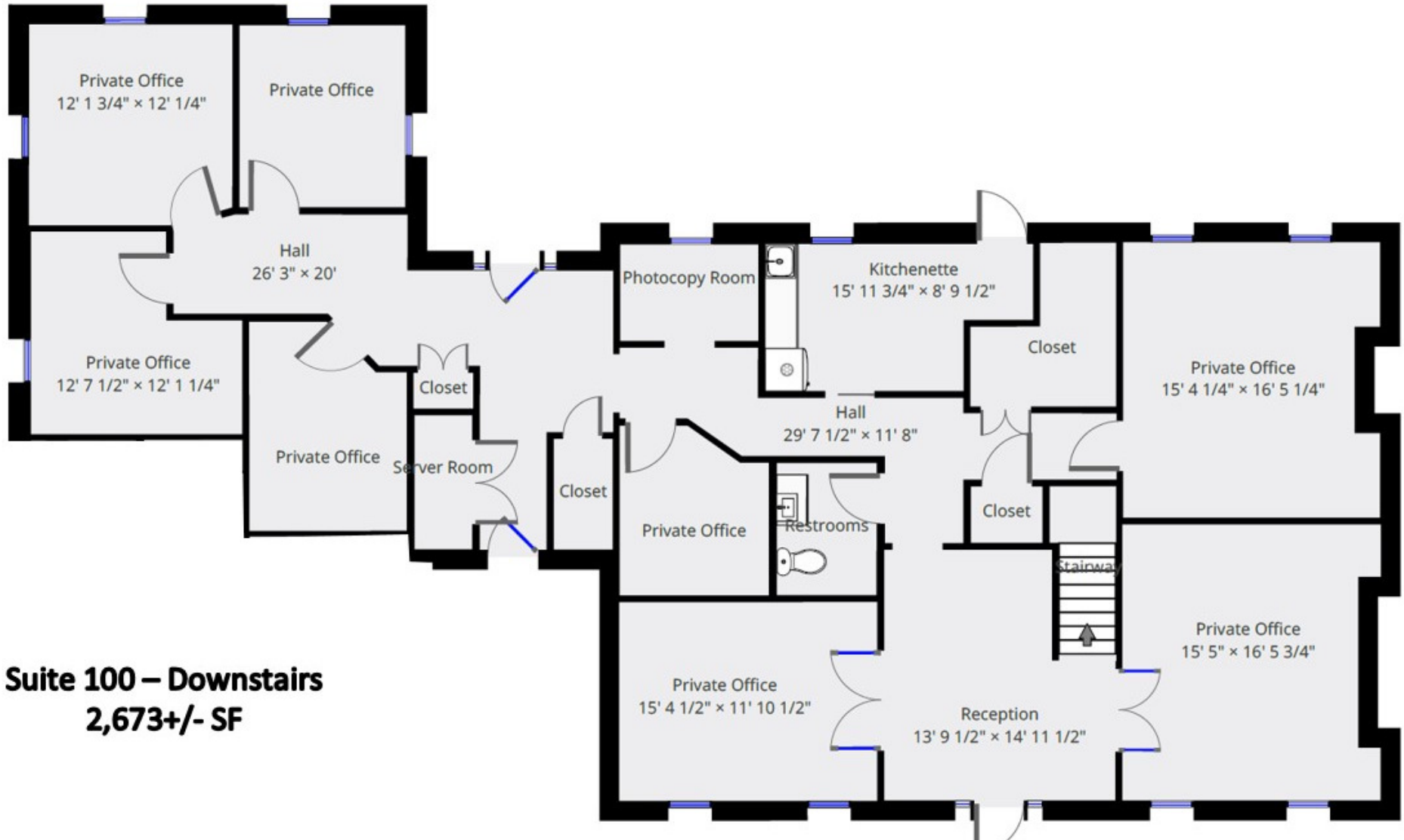
Price:	\$20.00/ SF
Size:	Suite 100— 4,412+/- SF Suite 101— 789+/- SF
Zoning:	LC—Limited Commercial
Traffic Count:	35,900+ AADT on Raeford Road

### PROPERTY DESCRIPTION

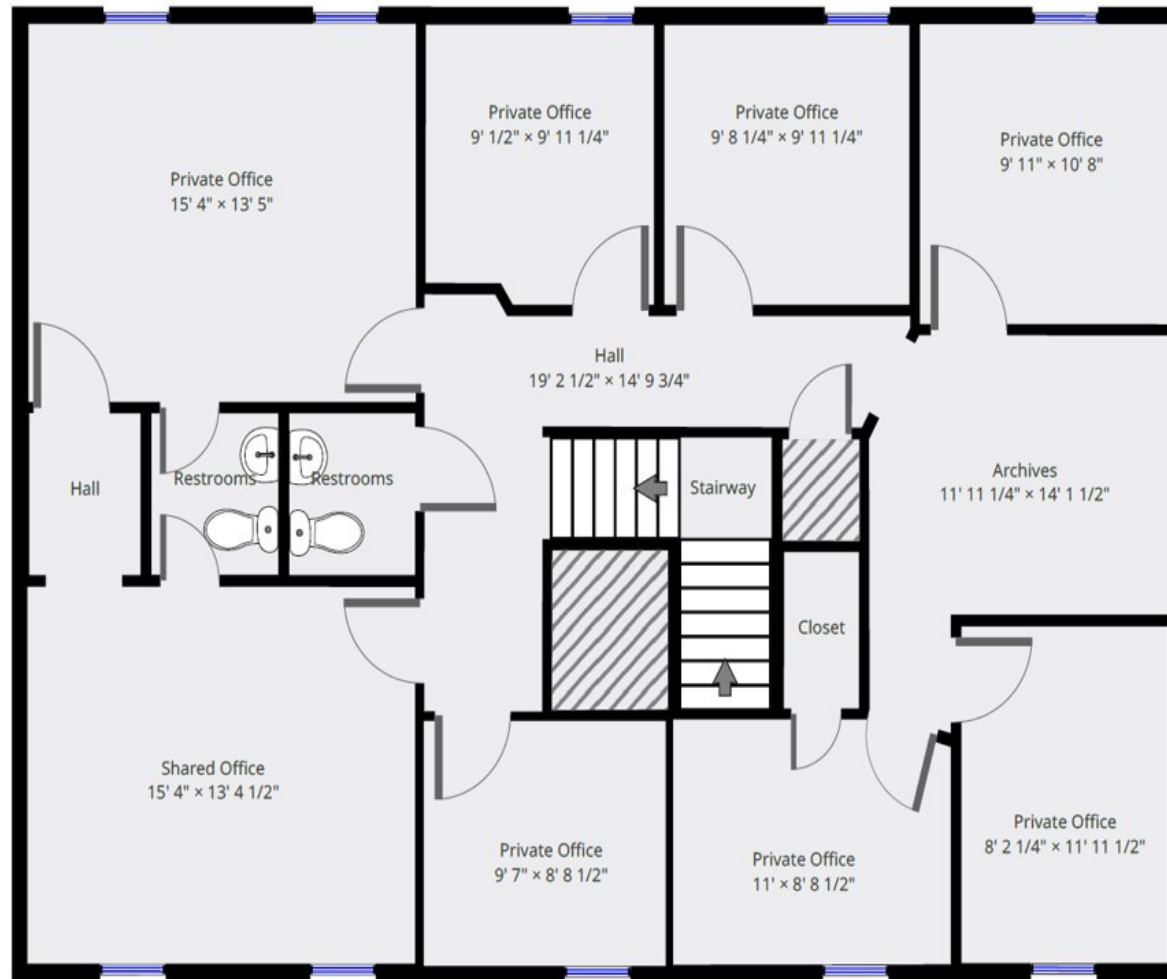
5,000 SF of beautiful office space available for Lease. Located near the Harris Teeter shopping center on Raeford Road. The space is split between 2,673+/- SF on the 1st floor and 1,739+/- SF on the second floor. Office space has hard-wood floors throughout with 2 restrooms on the 1st floor and 2 restrooms on the 2nd floor. The interior of the building is in pristine condition with a patio out back and picturesque landscaping. There is ample parking of 40 spaces. Rent is \$20.00/ SF and includes all expenses except janitorial. There is an additional 789+/- SF on the 1st floor that can be adjoined with Suite 100 .

Information is deemed reliable but not guaranteed





**Suite 100 – Downstairs**  
**2,673+/- SF**



**Suite 100 – Upstairs**  
**1,739+/- SF**

