

## FOR SALE

235 Westlake Road  
Fayetteville, NC 28314



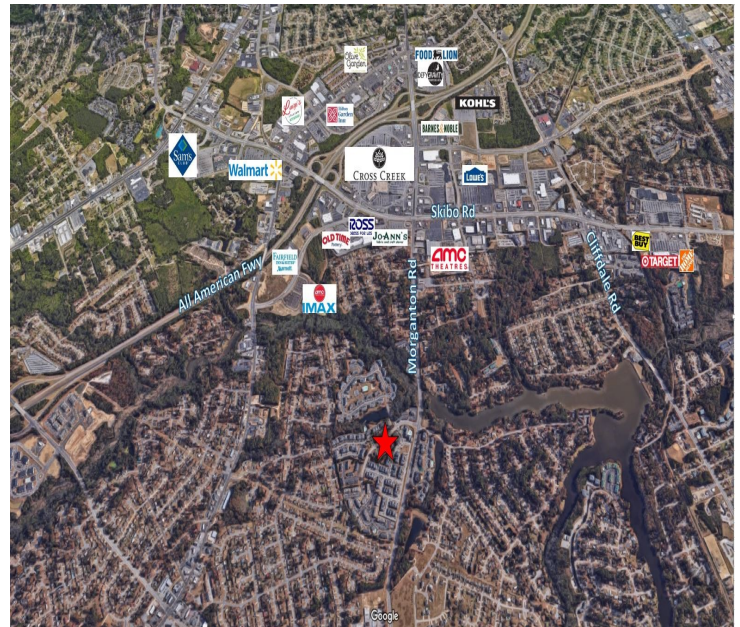
## 2 STORY OFFICE BUILDING FOR SALE

### Offering Summary

Lease Price:	\$840,000
Square Footage:	6,000
Lot Size:	1.49 ACS
Traffic Count:	20,000 VPD on Morganton Road
Zoned:	NC - Neighborhood Commercial

### Property Description

- SPACIOUS 2 STORY BRICK OFFICE BUILDING
- CONVENIENTLY LOCATED CLOSE TO SKIBO ROAD AND FORT BRAGG.
- DOWNSTAIRS LEASED TO MEDICAL OFFICE UNTIL DECEMBER 2023, UPSTAIRS LEASED FOR 5-YEAR LEASE
- 20,000 AADT TRAFFIC COUNT ON MORGANTON ROAD



**Franklin Johnson**

910.864.2626 | Jfjohnson1@nc.rr.com



**FOR SALE**

**235 Westlake Road  
Fayetteville, NC 28314**



## 2 STORY OFFICE BUILDING FOR SALE



**Franklin Johnson**

910.864.2626 | [Jfjohnson1@nc.rr.com](mailto:Jfjohnson1@nc.rr.com)

**FranklinJohnsonCommercial.com**