

# OFFICE/RETAIL SPACE AVAILABLE IN DOWNTOWN STAUNTON, VA

21 North Central Avenue, Staunton, VA 24401

## Executive Summary



## OFFERING SUMMARY

Available SF:	1,790 SF
Lease Rate:	\$10.00 SF/yr (Gross) Water Included
Utilities:	Public Water Public Sewer
Zoning:	B2
Parking:	Public Garage/Lot On/Off Street
MLS#:	671059



## PROPERTY OVERVIEW

Over 1790SF of office/retail space on corner of Central and Frederick, this space has soaring high ceilings, and open floor plan with two private offices. The affordable rent leaves the opportunity to make it your own! This space comes with nearly 1300SF of storage space in walk down basement for free! This building is anchored by professional users and has great visibility being right on a busy corner in Downtown! Water is included in rent, adjoining space is available.

### For More Information:

Craig Anders  
540.383.6054  
craig.anders@cottonwood.com

Greg Keeler  
540.478.5232  
greg.keeler@cottonwood.com

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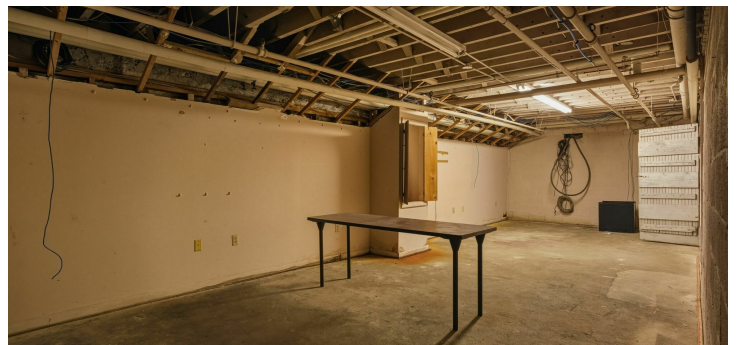
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## Additional Photos



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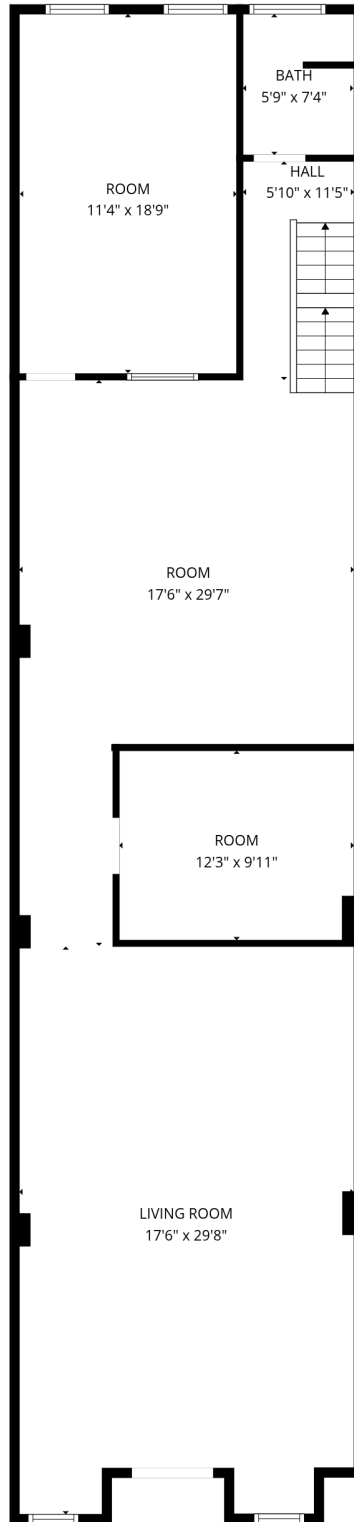
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BASEMENT  
16'8" x 78'5"

FLOOR 1



LIVING ROOM  
17'6" x 29'8"

ROOM  
12'3" x 9'11"

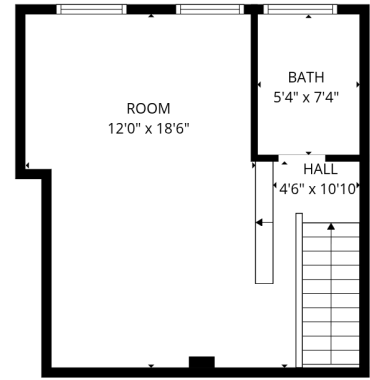
ROOM  
17'6" x 29'7"

ROOM  
11'4" x 18'9"

BATH  
5'9" x 7'4"

HALL  
5'10" x 11'5"

FLOOR 2



ROOM  
12'0" x 18'6"

BATH  
5'4" x 7'4"

HALL  
4'6" x 10'10"

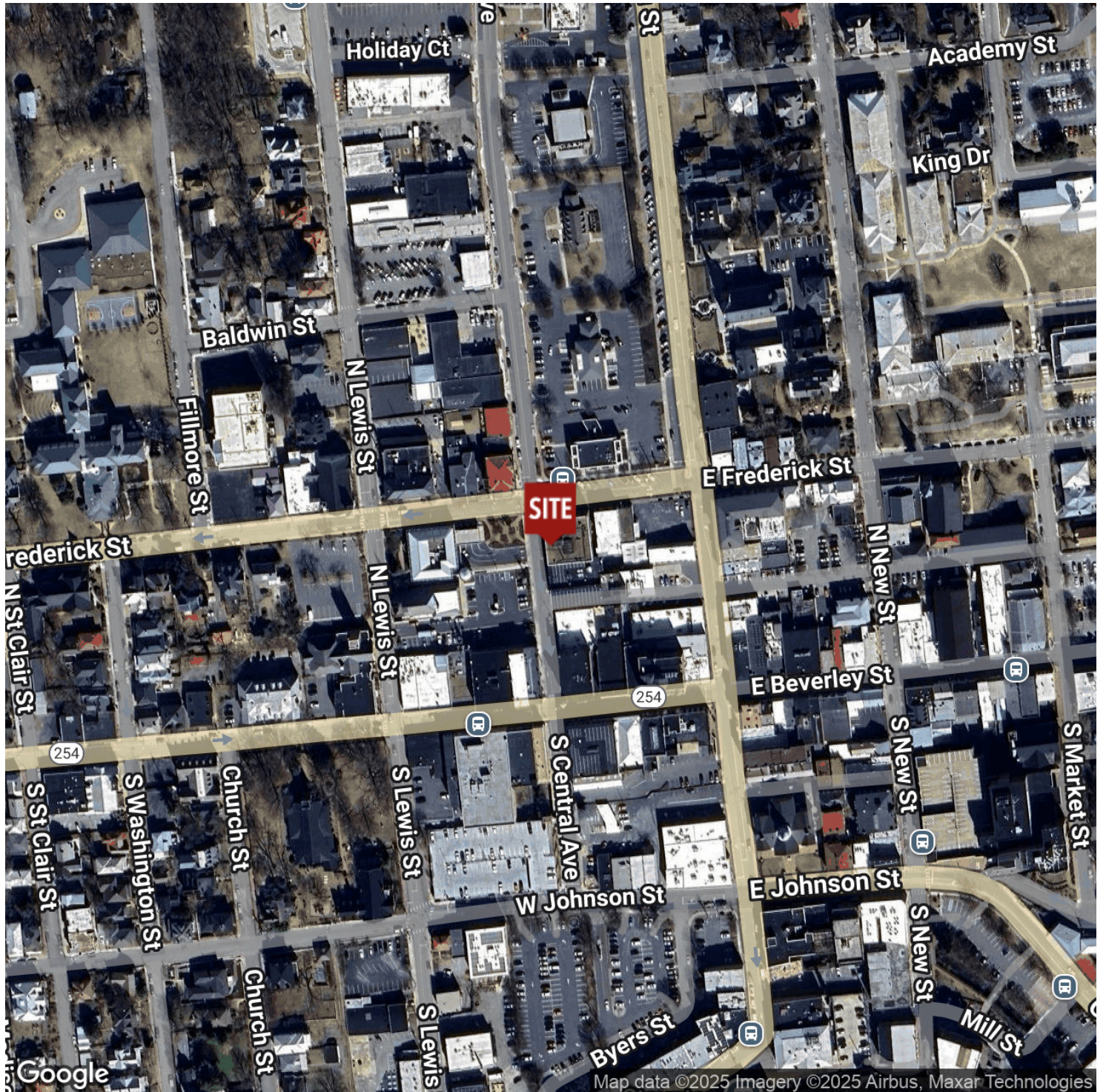
FLOOR 3

**21 N. Central Ave // All Floors**  
**3207.65 sq.ft**

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## Location Map



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