



## COMMERCIAL PROPERTY FOR SALE

### PROPERTY OVERVIEW

**SALE PRICE** | \$1,625,000

**SQUARE FEET** | +/- 11,500 SF

**LOT SIZE** | +/- 0.89 ACRES

**PARCEL ID** | 00057127

**ZONING** | GENERAL BUSINESS

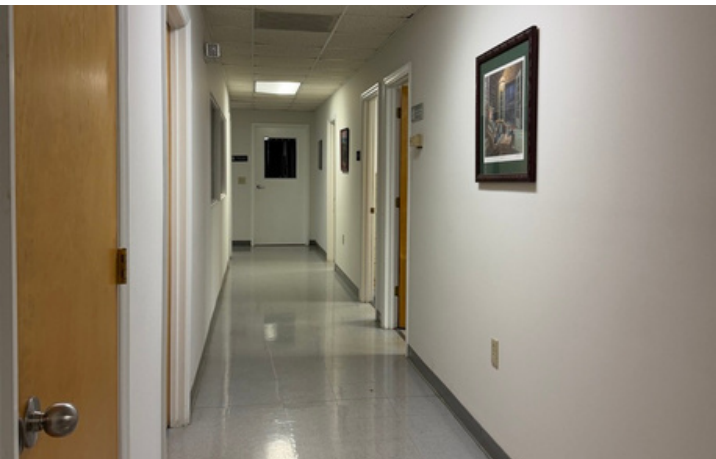
11,500 SF commercial building for sale in Yadkin Park on Davis Street in Southern Pines. This single-story property offers a functional mix of office and warehouse space with on-site parking and convenient access to US Hwy 15-501, Moore County's primary retail corridor. The property is surrounded by national retailers including Walmart, Lowe's, and Target and is located adjacent to FirstHealth Fitness – Southern Pines. Current tenants are on month-to-month leases, providing flexibility for an investor seeking lease-up opportunities or an owner-user looking to occupy the property.

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**PHOTOS**



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## RETAIL MAP

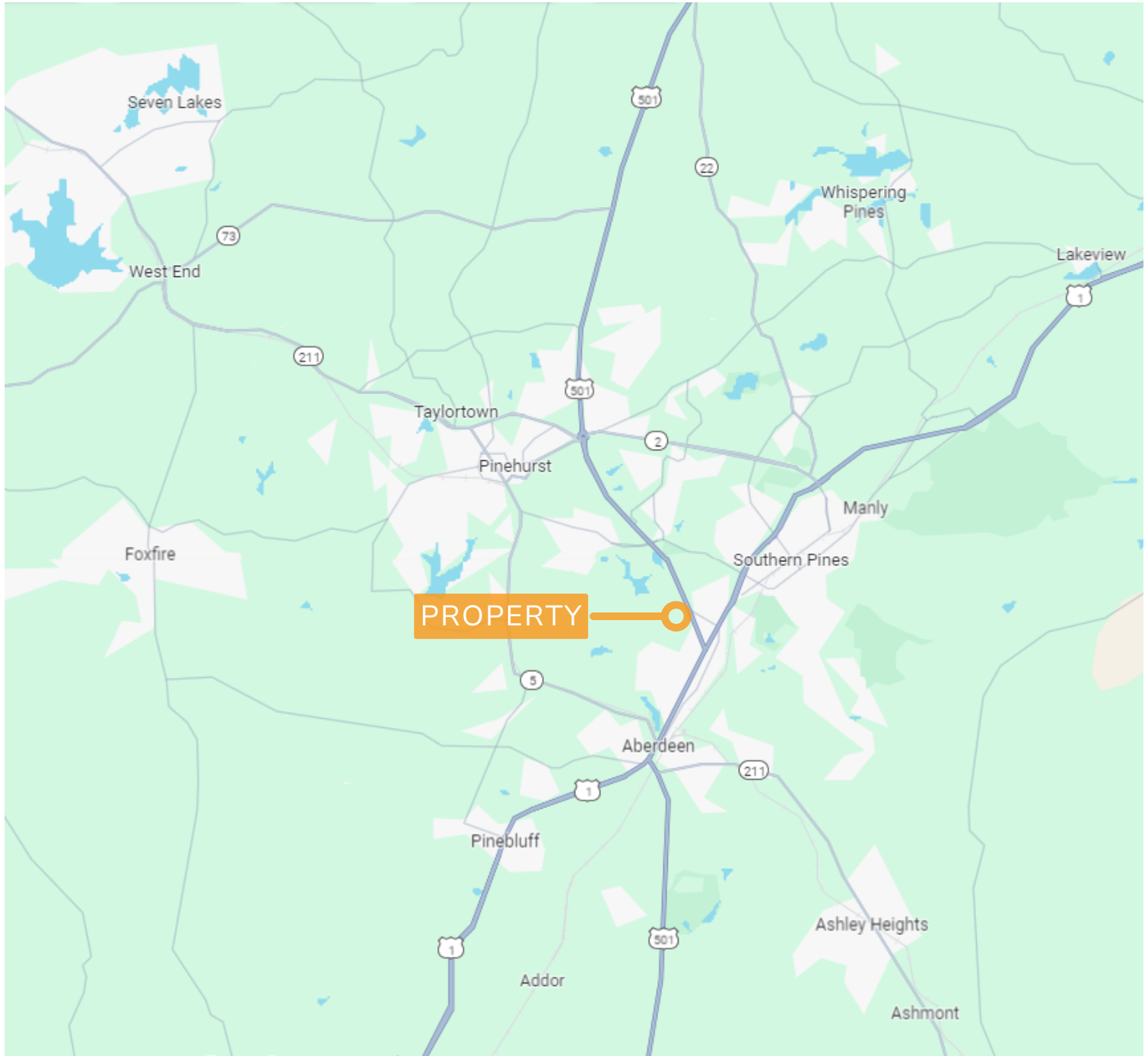


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## LOCATION MAP



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