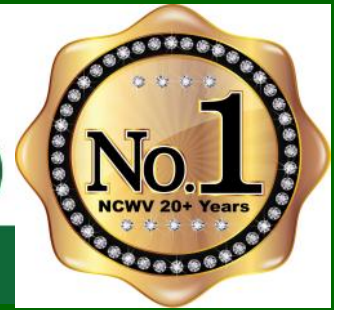


**Howard  
Hanna**

Premier Properties  
By Barbara Alexander  
COMMERCIAL REAL ESTATE

**AVAILABLE**  
**304-594-1519**  
**www.move2wv.com**



**725 N. Pike St, Grafton, WV**

**FOR SALE**  
**\$499,900**

**0.64 AC +/-**

**Building**  
**6,479 SF +/-**

**All Utilities**

**Convenient**  
**To Hospital**  
**& School**

**Brick/Frame**  
**Construction**

**Corner Lot**



- Zoned Commercial, R1,R2
- One Level + basement
- Utilities Available
- Fronts US Route 50
- Est. ADT: 5,500/day
- Paved Parking
- Central HVAC

Fronting along busy US Rt. 50 & located directly across from Grafton's all new Anna Jarvis Elementary School (under construction). This property is Zoned R-1/R-2 & commercial and currently in use as a medical center. This property has the potential to be converted to several suites, for offices &/or retail uses. Buildings have CAT-5 & Security wiring. There are a few non-compete restrictions, related to various medical specialties that may compete with sellers. The property would be well suited for offices, a Day Care or After School program due to it's location. Appointments required for all showings.



# Aerial View



# Aerial View



# Aerial View



725 N. Pike St.

# Aerial View

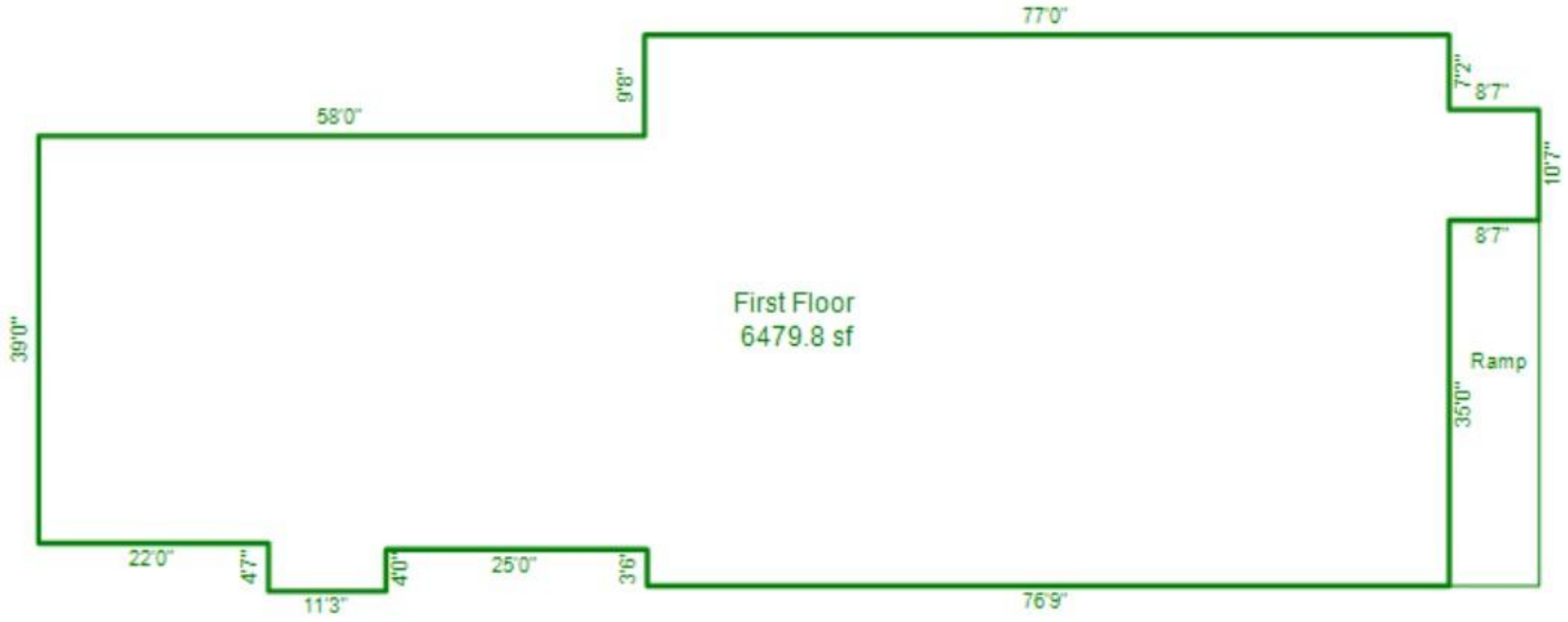


# Aerial View

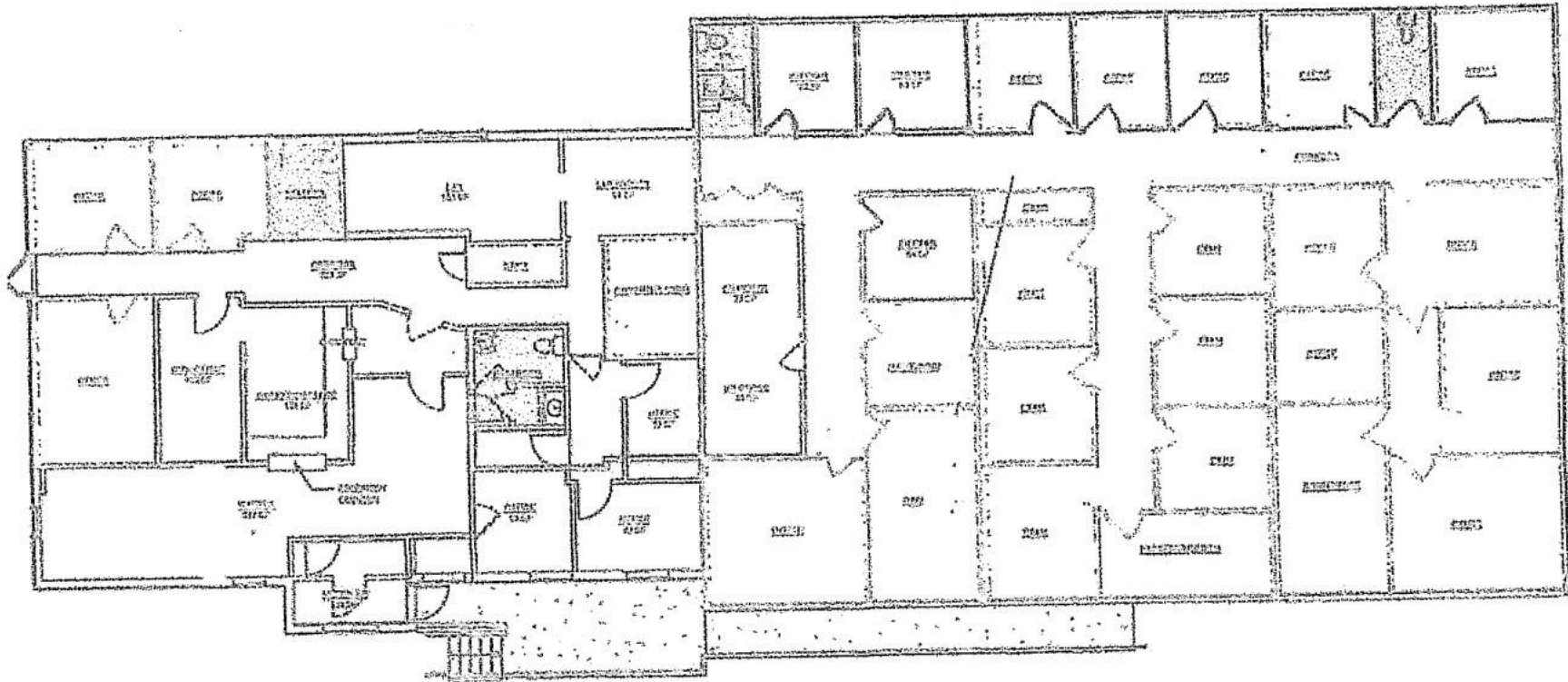
Downtown Grafton



# Exterior Measurements



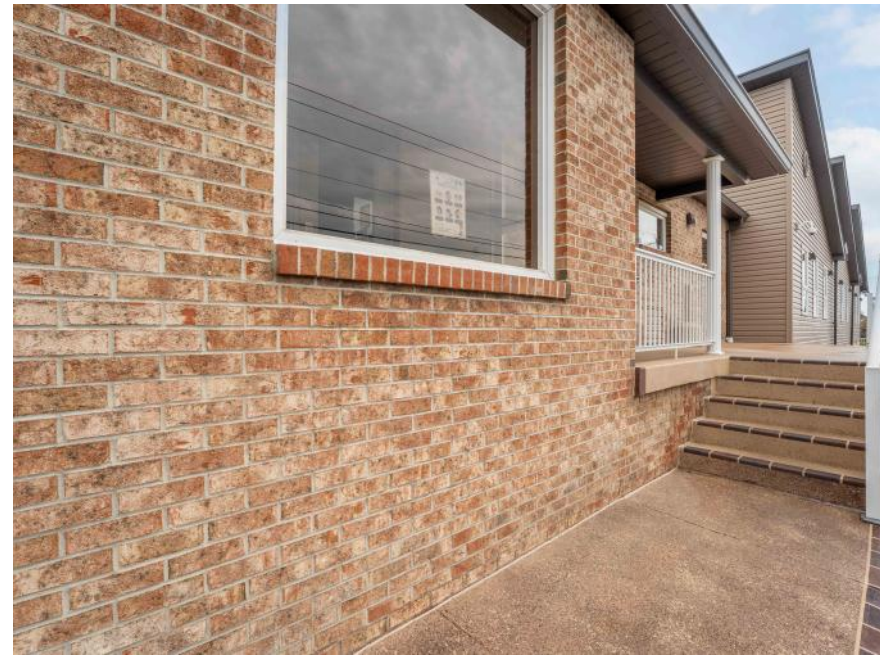
# Floorplan



# Exterior Photos



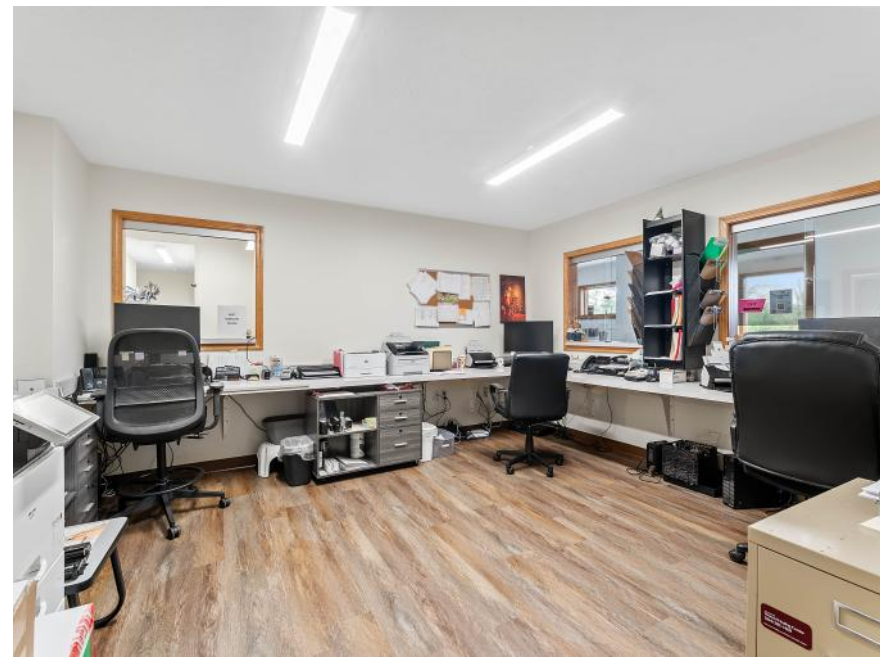
# Exterior Photos



# Interior Photos



# Interior Photos



# Interior Photos



# Interior Photos



# Interior Photos



# Interior Photos



# Interior Photos



# Interior Photos



# Interior Photos



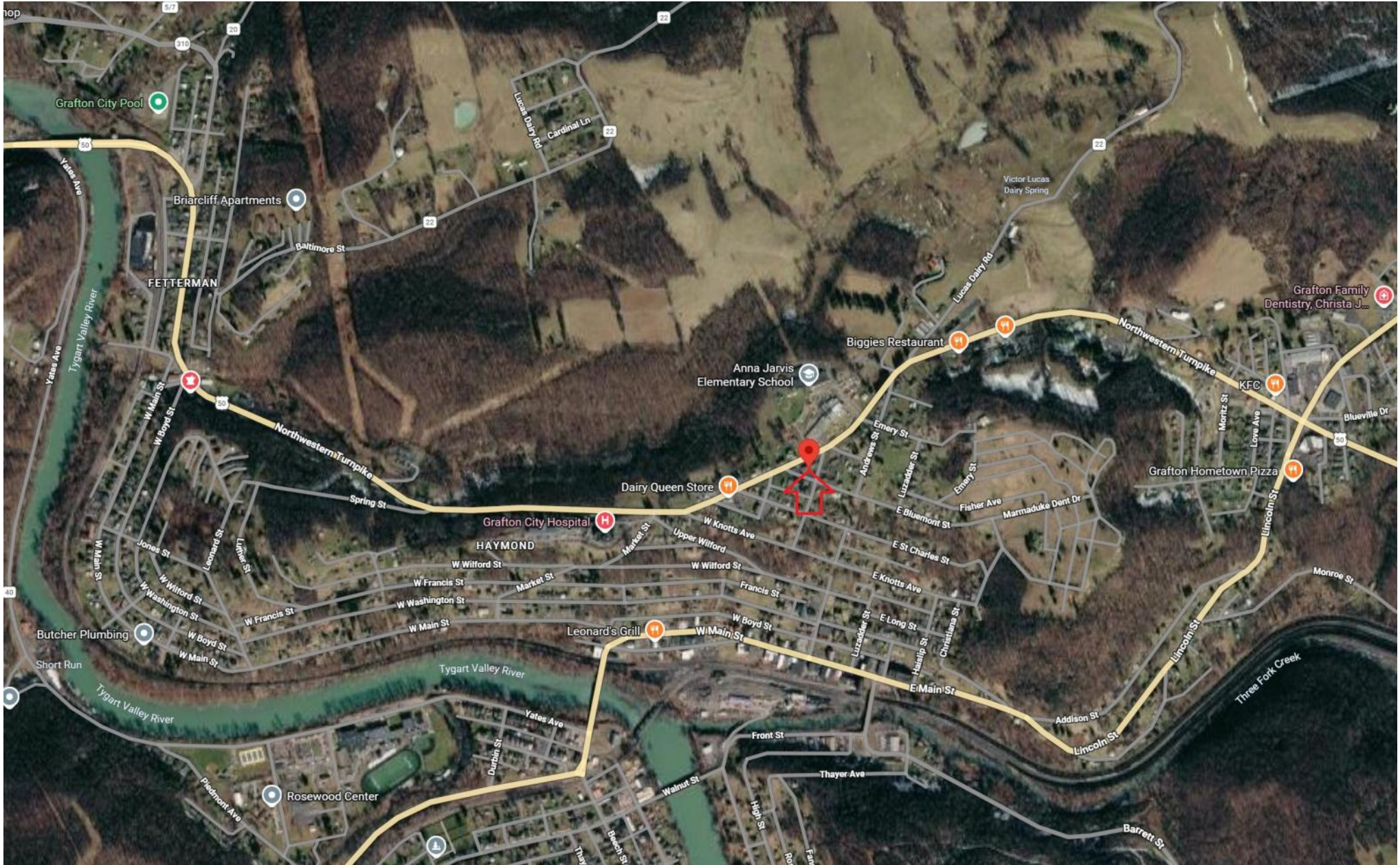
# Interior Photos



# Interior Photos



# Overview Map



# COMMERCIAL DIVISION

**304-594-1519**

[www.move2wv.com](http://www.move2wv.com)

*North Central West Virginia's  
Leaders in Real Estate!*

Howard Hanna Premier Properties  
by Barbara Alexander, LLC  
2800 Cranberry Square  
Morgantown, West Virginia  
304-594-0115  
[www.move2wv.com](http://www.move2wv.com)



**Kay Michael Alexander**  
Salesperson / ABR / GRI / Green / Luxury  
Commercial  
[kalexander@howardhanna.com](mailto:kalexander@howardhanna.com)  
304-282-0077

**Sheila Rosier**  
Salesperson  
[skrosier@aol.com](mailto:skrosier@aol.com)  
304-677-6135

At Howard Hanna Premier Properties by Barbara Alexander, LLC we strive to bring the best service to our clients utilizing a wide variety of tools, media, technology, and our national network of commercial brokers, companies and resources.

