

407 MARKET STREET

INDUSTRIAL PROPERTY FOR SALE



PROPERTY DESCRIPTION

±6,060 SF of warehouse space with dedicated office space. Formerly the main office for Hill Oil Company, this is a prime opportunity for a local user in need of storage. The 0.55 acre site is fenced and provides additional outdoor storage potential. Located under a mile from downtown Lexington with easy access to major thoroughfares.

PROPERTY HIGHLIGHTS

- Versatile industrial/flex space with a rich historical character
- Strategic MU zoning accommodating various business and industrial uses
- Established in 1940, offering a strong historical appeal for industrial/flex operations

OFFERING SUMMARY

Sale Price:	\$295,000
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Lot Size:	0.55 Acres
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Dom Maggio

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Nick Gonzalez

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COMMERCIAL REAL ESTATE

LEXINGTON, NC

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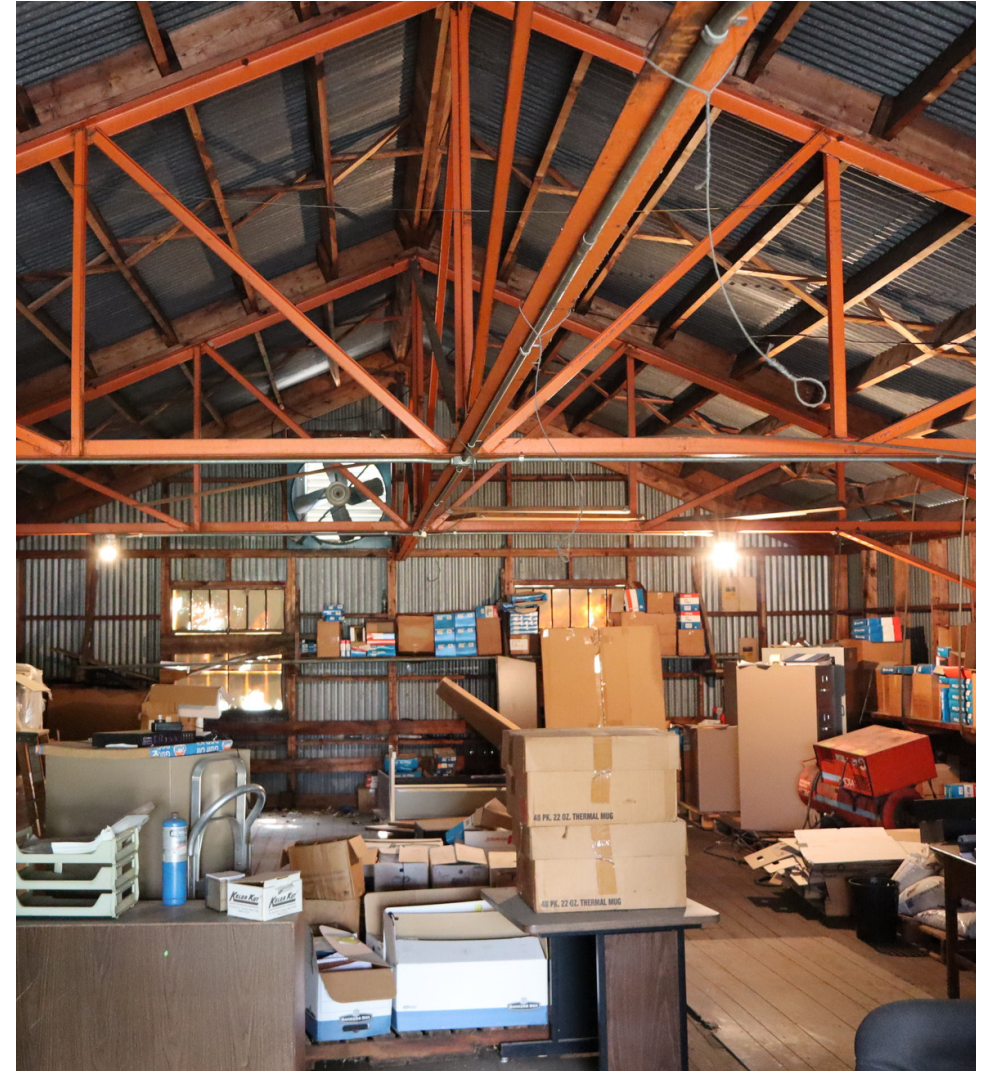
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LOCATION INFORMATION

Street Address	407 Market Street
City, State, Zip	Lexington, NC 27292

PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Flex Space
Property Use	Owner / User
Zoning	MU
Lot Size	0.55 Acres
Number of Dock High Doors	2
Number of Drive in Bays	1
Year Built	1940

SALE PRICE: \$295,000



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