

C H530774A

Add. Status: Available for Lease

711 Yarborough Hendersonville 28739

List: \$795,000



Firm: 486

Agt: 04

Improved Type: Improved Commercial for Sale
Area / County: SE - Henderson
Subdivision: None
SqFt Range: -
Apx Yr Built:
Deed Book: 1501
Taxes:
Lot Dim:
PIN: 9568743414

Location: City
City/Comm: Hendersonville
Inside City: Yes
Parking Spcs:
Apx Acres: .74
Deed Page: 566
Tax Year:
Zoning:



Office Htd SF: 7500
Leased Lot: No
Ceiling Height:
Bays: 3
Drive In Doors:
Insurance:
Rd Maint Agrmt: No
Deed Restrictions:

Whse SF:
Leased \$:
Door Height:
Bldgs: 1
Load Dk Doors:
Road Frontage: 200
Maint Agrmt \$:

Tot Htd SF: 7500
Handicap Acc:
Restrooms: 3
Apx Roof Age:
State Rd: Yes

Financial Information
Monthly Lease: \$
\$/SF Sale:

Gross Income: \$
Lease Begins:
\$/SF Lease:

Net Ann Income: \$
Lease Expires:

Features: Delivery Door , Display Window
Docs On File:

Bus Type: Medical/Dental , Office , Retail
Location: Corner , Freestanding
Flooring: Carpet , Concrete Slab/Grade , Vinyl Tile
Heating: Heat Pump
Water: City
Utilities: Cable TV , Electricity , Telephone
Financing: Cash , Conventional , Owner
Show Inst: Call List Agent , Call List Office
Seller Rep: Owned less than 1 year

Ext Finish: Concrete , Wood Siding
Bldg Size: Office Bldg. 5000-10K SF
Roof: Corrugated Steel
Cooling: Heat Pump
Sewer: City
Access: City Street
Possession: At Close

Remarks: - Large 3 bay 7500sq.ft. commercial building that includes car wash property that connects. Center bay 2500 sq.ft. leased. Right bay fully completed carpeted office space. Left bay is open finished. Very good location on busy street with new expansions coming to Fresh Market and Stein Mart right down the street. Fully leased building proforma in the 9-10% range.

Directions: -Hwy. 25 south (church st) to right at light on White Street(TD Bank) across from Walgreens. Stay on White Street to property on left before intersection of Kanuga Rd. Large Red Roof



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