

15 COLLEGE STREET

THOMASVILLE, NC

**PRICE:
\$229,000**

CAP RATE: 7.49%

INVESTMENT
**FOR
SALE**

DUPLEX PROPERTY

PROPERTY HIGHLIGHTS

A nicely renovated duplex located in Thomasville, NC with a total of $\pm 2,400$ SF, and located on ± 0.11 AC of land zoned residential. Renovated over the years to include newer windows, doors (interior and exterior), asphalt shingled roof, vinyl siding, concrete surface parking, central heat and air, modern kitchen build out with wooden cabinets, vinyl counter top, built in dishwasher (Unit A), laminate flooring, fresh paint, and lighting upgrades. The duplex is individually metered for water and each unit has washer and dryer connections.

DEMOGRAPHICS

5 MILE RADIUS	
TOTAL POPULATION	57,724
TOTAL HOUSEHOLDS	22,995
AVERAGE HH INCOME	\$74,995

NAIPiedmont Triad

Commercial Real Estate Services, World Wide

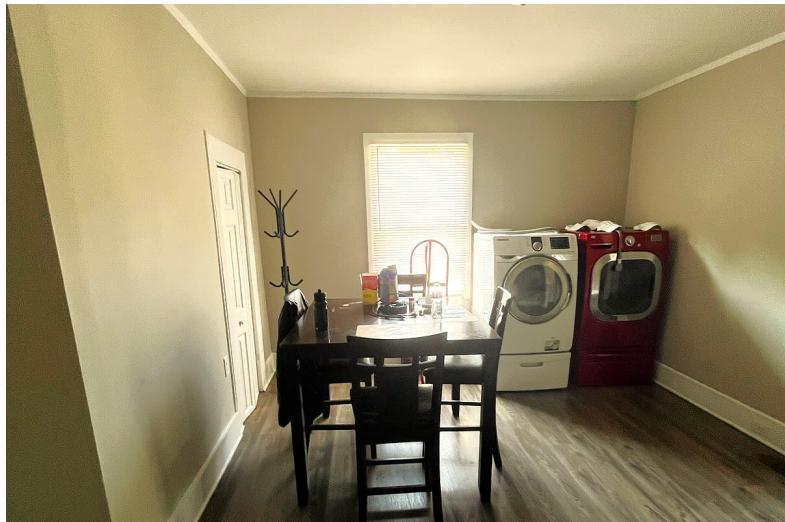
R. TIM LICHTENSTEIN, CCIM

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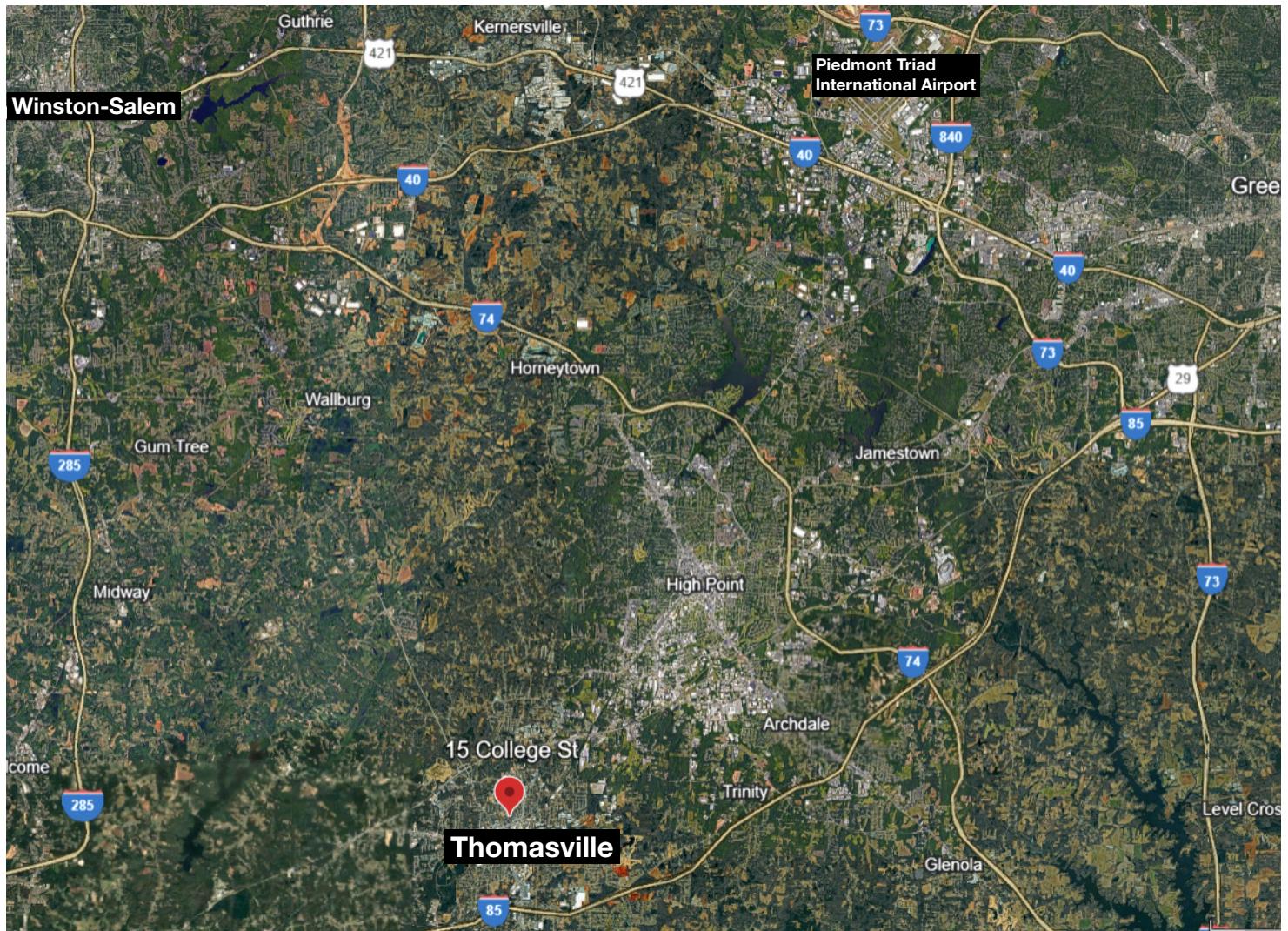
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DISTANCE TO SITES OF INTEREST

SITE	MILES
Winston-Salem CBD	20
Piedmont Triad International Airport	23.7
Lexington, NC	11.3

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