

1013 Battleground Avenue Greensboro, NC 27408

FOR LEASE

Excellent location featuring two freestanding buildings situated next to the junction of the Atlantic & Yadkin Greenway and the Downtown Greenway. Great access to many surrounding neighborhoods, businesses and retailers.

Potential uses include restaurant, brewery, ice cream shop, coffee shop, bakery, butchery, wine bar, juice bar.

Property Details

Building A	2,970 +/- SF with mirror floorplan in basement Lease rate - \$20.00 PSF NNN		
Building B	1,022 +/- SF with two bay doors Lease rate - \$22.00 PSF NNN		
Zoning	П		
Parking	49 Spaces		
Year Built	1990 Renovated 2015		





POPULATION

1 Mile	3 Miles	5 Miles
10,674	92,687	210,793



AVERAGE HH INCOME

1 Mile	3 Miles	5 Miles
\$61,302	\$43,762	\$67,044



TRAFFIC

Battleground Avenue & Hill Street

19,936 Vehicles Per Day

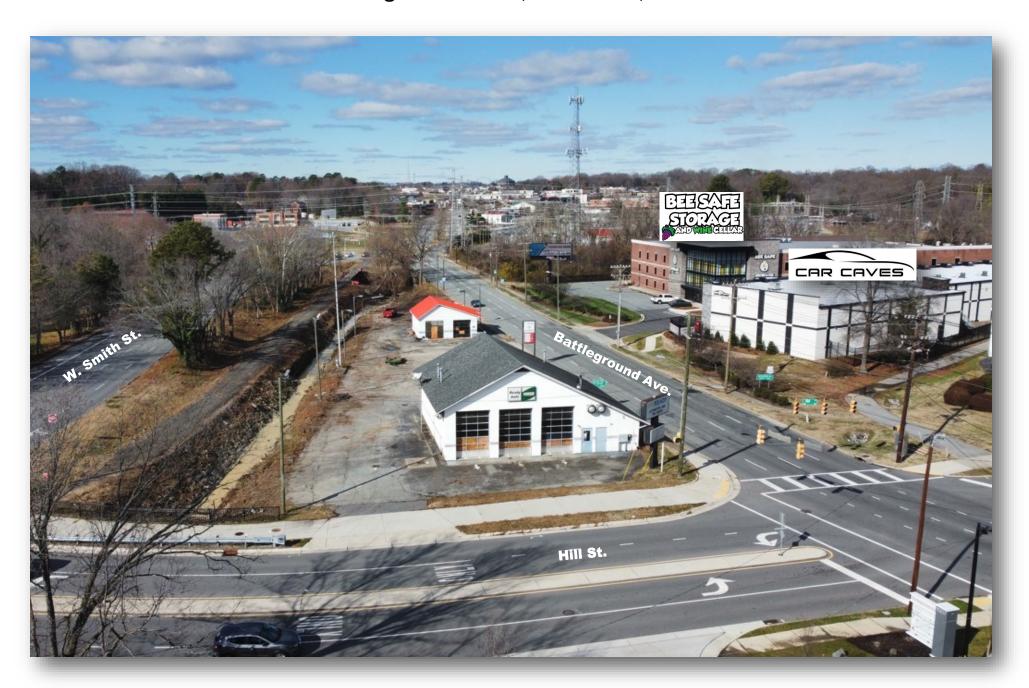
Interior Illustration for Building A

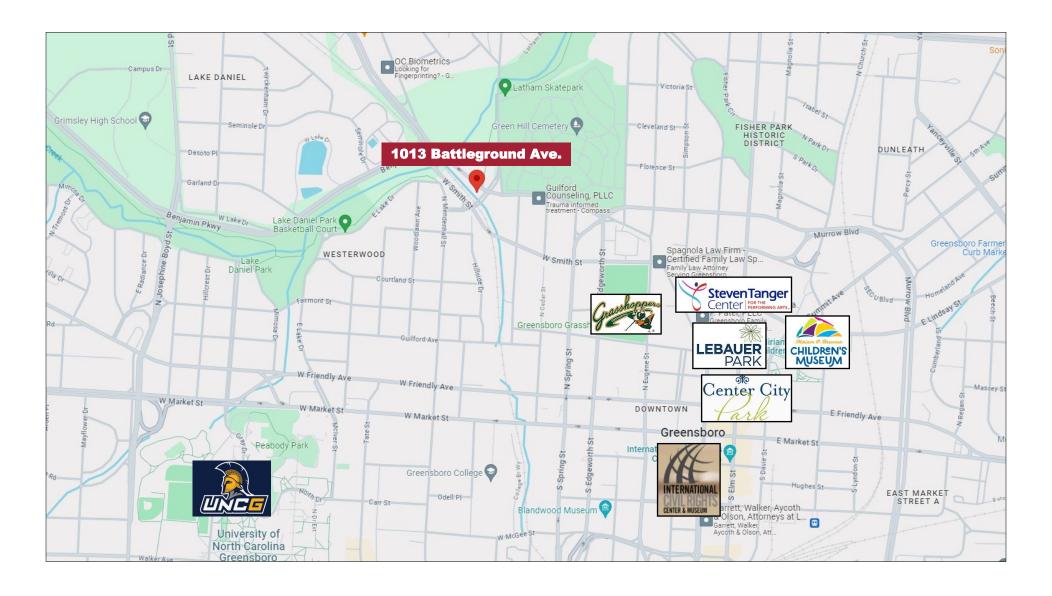


Interior Illustration for Building B



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1007 Battleground Avenue, Suite 401, Greensboro NC 27408