

# AVAILABLE FOR LEASE IN SPENCER SHOPPES

408 SALISBURY AVENUE

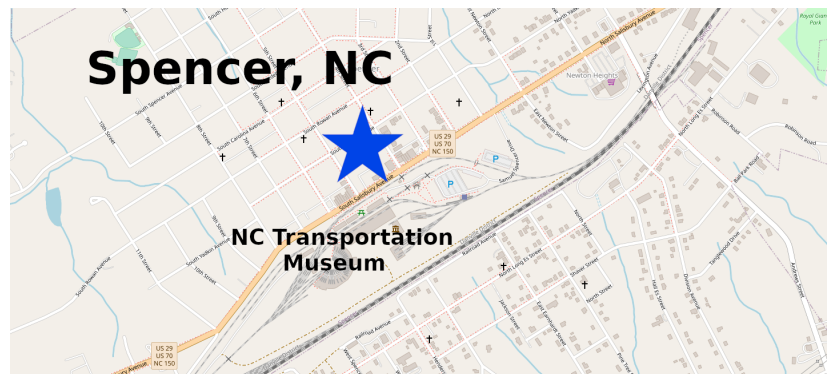


## OFFERING SUMMARY

<b>ADDRESS</b>	408 Salisbury Ave Spencer, NC 28159
<b>AVAILABLE SF:</b>	± 9,700 RSF
<b>LEASE RATE:</b>	\$9.00
<b>LEASE TERM:</b>	Five Years
<b>RENOVATED:</b>	2023
<b>PARKING:</b>	±100 Spaces
<b>ZONING:</b>	Main Street (MS)

## PROPERTY OVERVIEW

This property, in shell condition, invites personalized customization to meet specific business needs. It is your blank canvas, allowing for tailored design to optimize functionality and aesthetics based on preferences. Ideal for offices, retail spaces, restaurants, or any commercial venture, the adaptable space ensures maximum personalization, making it uniquely yours. Positioned across from the North Carolina Transportation Museum with 150,000 annual visitors, the prime location offers businesses an opportunity to capitalize on heavy foot traffic and exceptional visibility. A strategic choice for those seeking a dynamic space, this property provides a versatile foundation to enhance and uniquely define your business.



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Each Office Independently Owned and Operated

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