



# 311 Trollinger Street Burlington, NC

-Mixed Use Commercial Space

-Single commercial tenant downstairs, 2 apartments upstairs

-Commercial tenant is established hair salon, currently 4 booths, pays \$14,400 per year. Operating for over 10 years with current tenants

-Upstairs A: 650 sq foot (Same tenant for over 15 years) \$4,800 per year

-Upstairs B: 600 sq foot (Fully renovated 4 years ago) \$6,000 per year. New HVAV, HW Heater

-4 Parking spots in rear

