

FOR LEASE: ± 8,000 SF FREESTANDING FLEX/RETAIL SPACE

14653 US HWY 17 N

HAMPSTEAD, NC 28443 | PENDER COUNTY





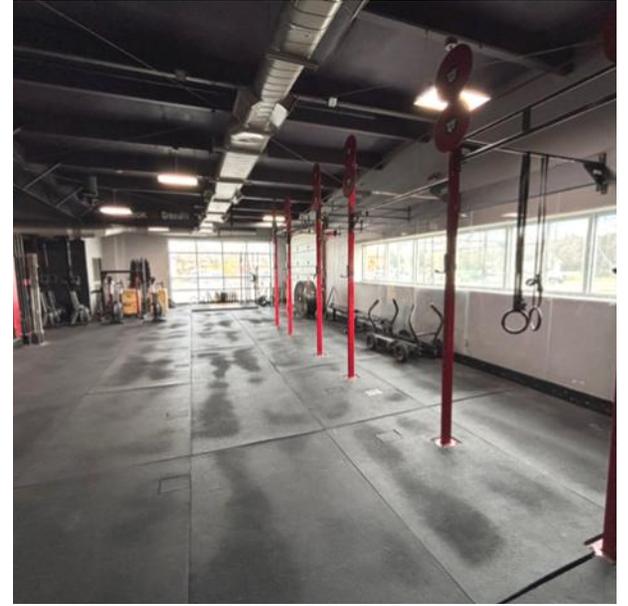
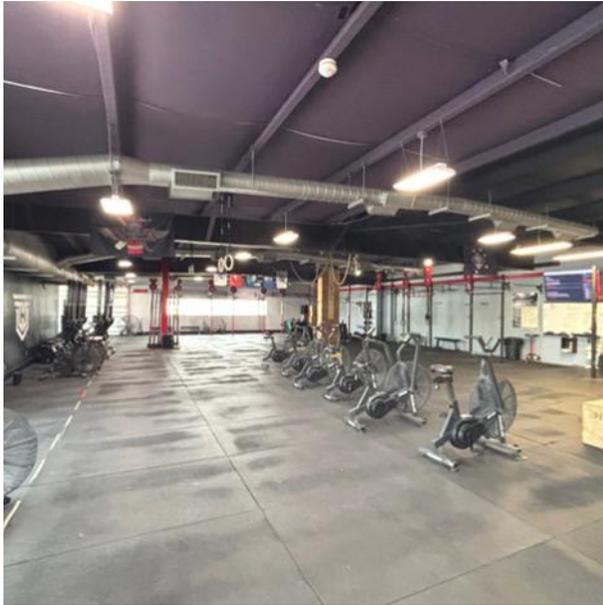
SUMMARY

For Lease, available summer of 2026. 8,000 +/- SF of freestanding flex/retail space fronting US Highway 17 N in Hampstead. Currently used as a fitness facility, the building is largely open space with a grade-level overhead door fronting the highway.

The space consists of a large open retail area, reception, two offices, five restrooms (two of the restrooms are equipped with two showers each, as well as lockers), break room, two offices, and a storage area. The property is zoned GB (General Business) by Pender County.

ADDRESS:	14653 Us Highway 17 N Hampstead, NC 28443 Pender County
PARCEL IDs:	3282-87-7143-0000
ZONING:	GB– General Business (Pender County)
SQUARE FOOTAGE:	± 8,000 SF
AVAILABILITY:	Summer 2026
LEASE TYPE:	Modified Gross
LEASE RATE:	\$16.00/ SF

PHOTOS

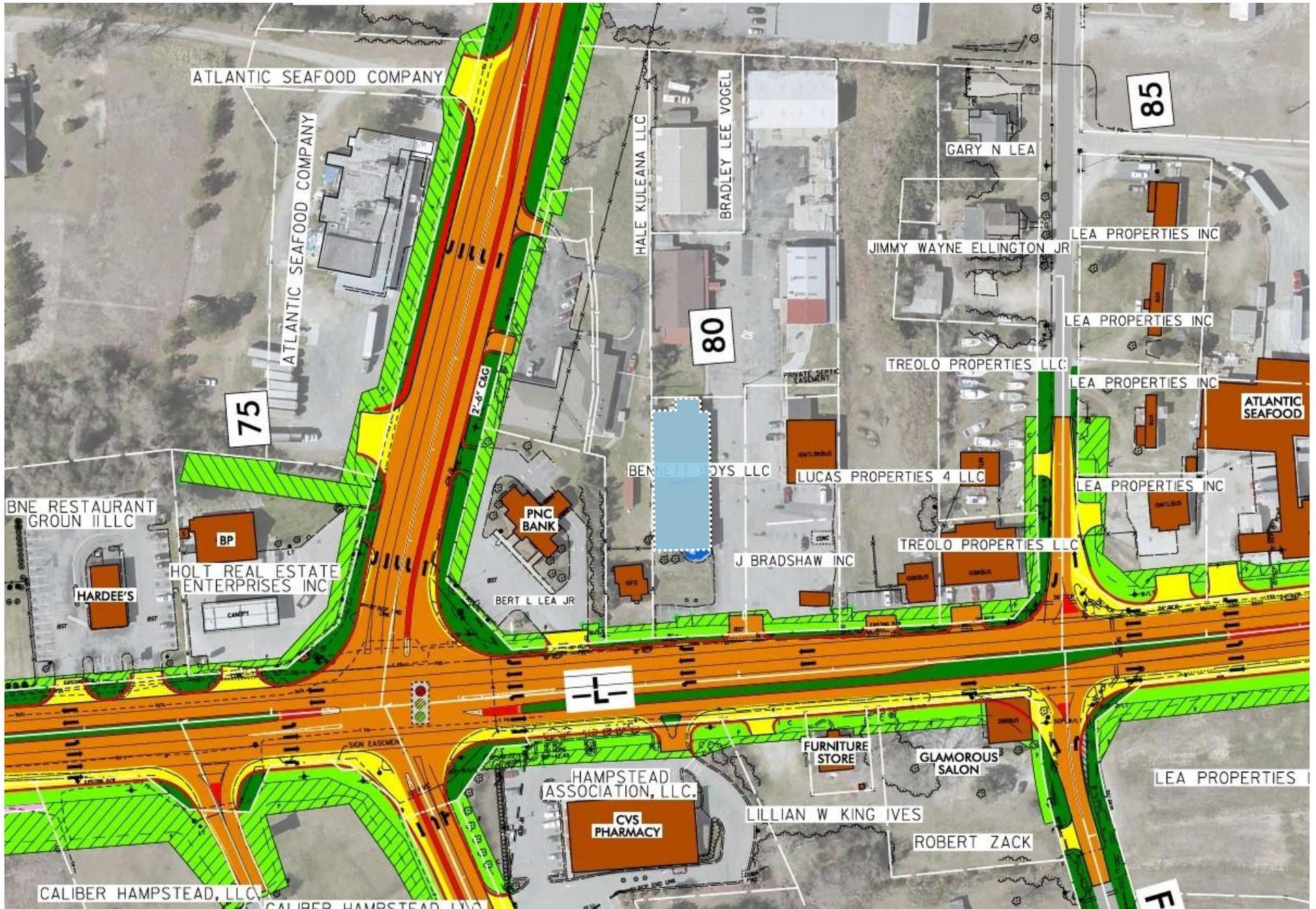


GIS AERIAL



NC DOT MAP

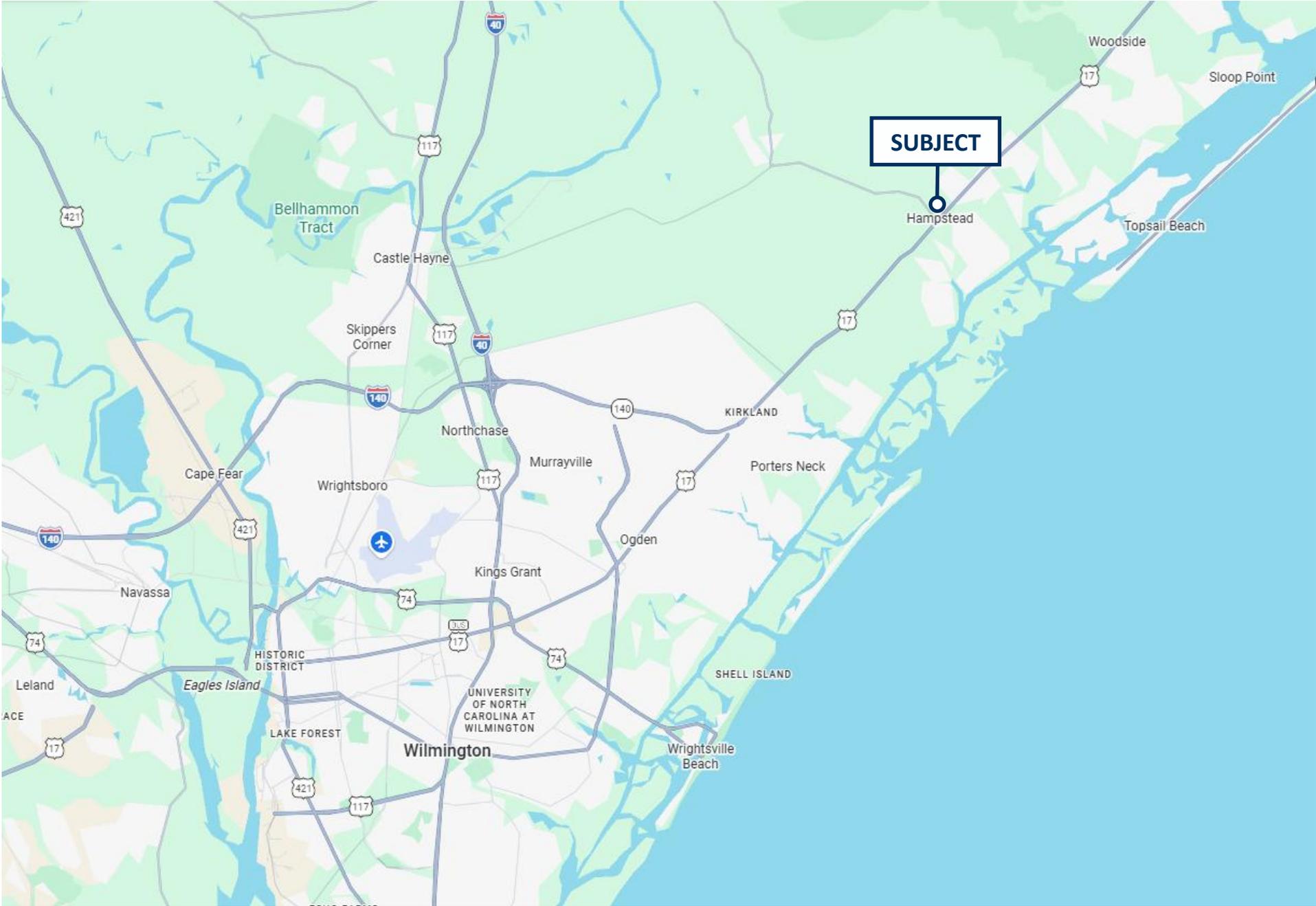
*Please note that the Us Highway 17 NCDOT improvement project in front of the building will commence at an undetermined date.



AERIAL MAP



LOCATION MAP





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