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# TURNKEY FORMER BANK SPACE AVAILABLE

9972 Spotswood Trail, McGaheysville, VA 22840

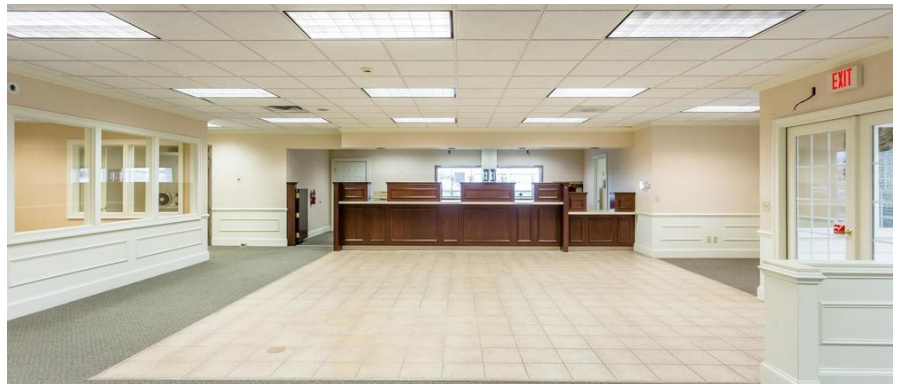
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## Executive Summary



### OFFERING SUMMARY

Available SF:	3,000 SF
Lease Rate:	\$11.75 SF/yr (NNN) +\$2.00 SF/yr Fee
Zoning:	B2
Utilities:	Public Water Public Sewer
Traffic Counts:	22,000+ AADT
MLS#:	614982



### PROPERTY OVERVIEW

3,000 SF of turn key bank space, a mile and half from the entrance of Massanutten Resort which sees an estimated 1,000,000 visitors every year. A mix of open space and private offices this space has many options to fit any type of business. Four dedicated teller stations, and a large walk in safe outfit the space nicely to continue as bank space. Outside there are 3 drive through aisles that allow for easy pickup for your customers. This center sits on 33 East where 22,000 cars pass by daily and has tenants in many types of industries- medical, food, insurance.

*For More Information:*

Craig Anders  
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## Interior Photos



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## Exterior Photos



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## Location Map



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