

420 SOUTH ROAD

INDUSTRIAL PROPERTY FOR SALE / LEASE



420-422 SOUTH ROAD
HIGH POINT, NC 27262

PROPERTY DESCRIPTION

Totally renovated! This is a \pm 21,500SF HI-zoned in High Point, NC. Recently renovated with \pm 1,350SF of office, 5 restrooms, two drive-ins, a covered drive-in dock along with three more loading docks and is fully sprinklered. Large storage yard on this 1.42 acre lot. Ownership can complete fencing and add gates to the property if needed. Ceiling height varies - warehouse is 12' clear.

OFFERING SUMMARY

Sale Price:	\$1,250,000
Lease Rate:	\$5.25 SF/yr (NNN)
Lot Size:	1.42 Acres
Building Size:	\pm 21,500 SF
TICAM	\pm \$0.38 psf

Katie Hayes

336.473.0206
katie@ltpcommercial.com

Taryne Seatz

828.406.6858
tseatz@ltpcommercial.com

Linville | Team Partners
COMMERCIAL REAL ESTATE

HIGH POINT, NC

420 SOUTH ROAD

L | T

INDUSTRIAL PROPERTY FOR SALE / LEASE



Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners
COMMERCIAL REAL ESTATE

HIGH POINT, NC

420 SOUTH ROAD

L | T

INDUSTRIAL PROPERTY FOR SALE / LEASE



Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

HIGH POINT, NC

420 SOUTH ROAD

L | T

INDUSTRIAL PROPERTY FOR SALE / LEASE



Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

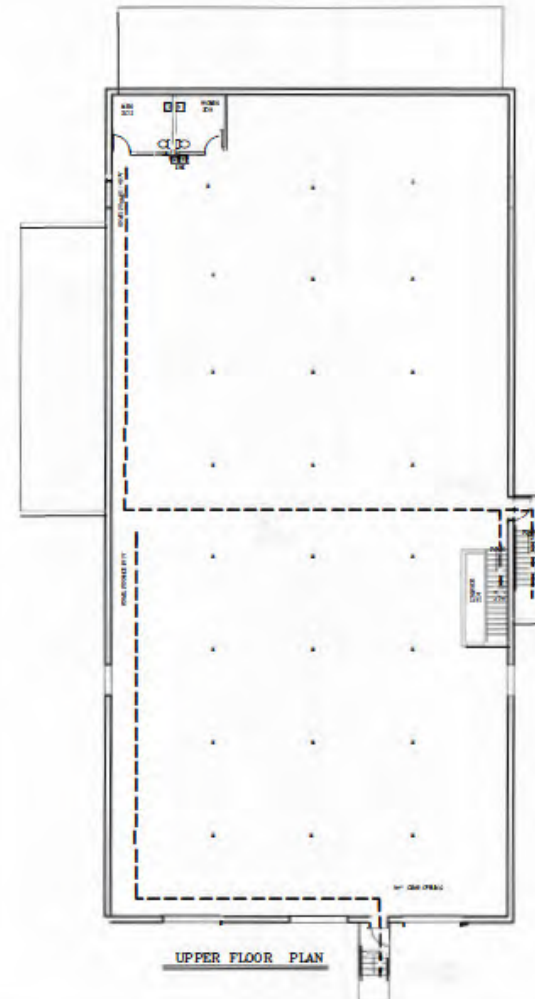
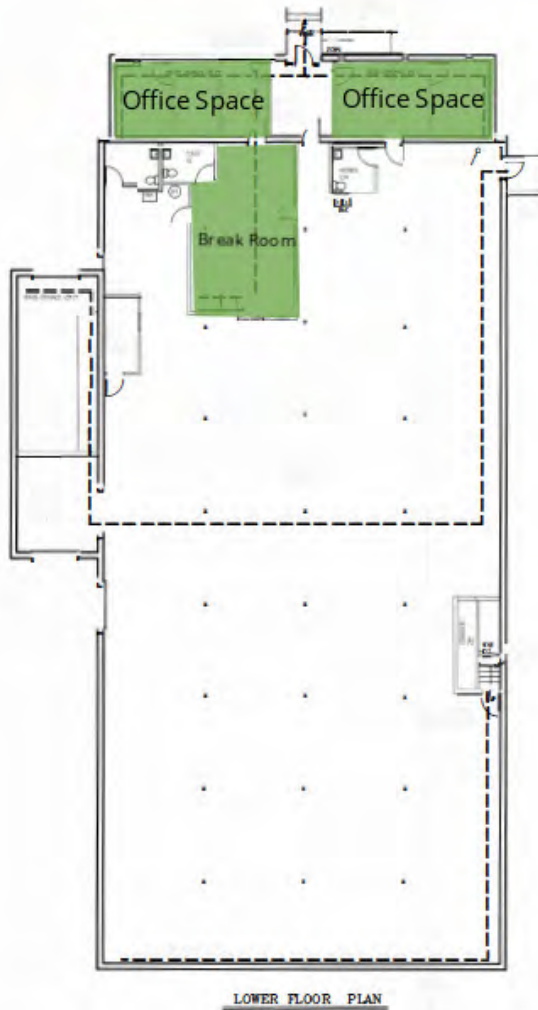
828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners
COMMERCIAL REAL ESTATE

420 SOUTH ROAD

INDUSTRIAL PROPERTY FOR SALE / LEASE



Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners
COMMERCIAL REAL ESTATE

420 SOUTH ROAD

INDUSTRIAL PROPERTY FOR SALE / LEASE



Katie Hayes

336.473.0206
katie@ltpcommercial.com

Taryne Seatz

828.406.6858
tseatz@ltpcommercial.com

Linville | Team Partners
COMMERCIAL REAL ESTATE

420 SOUTH ROAD

INDUSTRIAL PROPERTY FOR SALE / LEASE

LOCATION INFORMATION

Street Address	420-422 South Road
City, State, Zip	High Point, NC 27262

PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Warehouse/Distribution
Zoning	HI – Heavy Industrial
Lot Size	1.42 Acres
Building Size	±21,500 SF
Year Built	1970
Parking Type	Surface
TICAM	± \$0.38 psf



SALE PRICE: \$1,250,000
LEASE RATE: \$5.25 SF/YR
 (NNN)

Katie Hayes

336.473.0206
 katie@ltpcommercial.com

Taryne Seatz

828.406.6858
 tseatz@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

The information contained herein has been taken from sources deemed to be reliable. Linville Team Partners makes no representation or warranties, expressed or implied, as to the accuracy of this information. All information in this document is subject to verification prior to purchase or lease.