



806-810 E Franklin Blvd

806 E Franklin Blvd, Gastonia, NC 28054



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806 E Franklin Blvd

\$2,200.00/month

Great visibility on E. Franklin Blvd., building signage and plenty of parking. 2025 NCDOT traffic count-19,041. Minutes from I-85/Exit 20 and Downtown Gastonia.

- great visibility from E. Franklin Blvd
- plenty of parking
- open plan



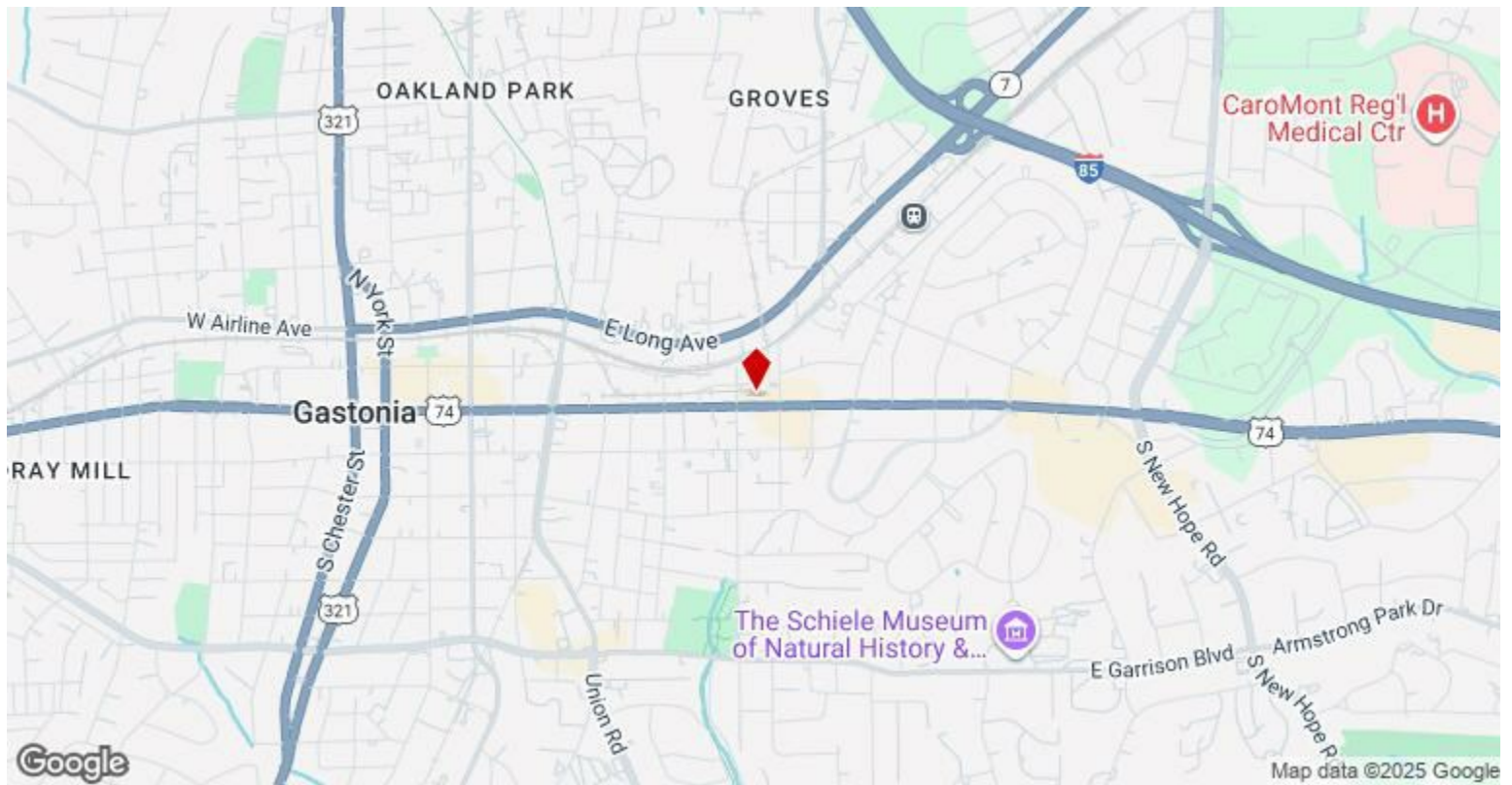
Rental Rate:	\$2,200.00/month
Property Type:	Office or Retail
Property Subtype:	Office/Storefront Retail
Gross Leasable Area:	4,899 SF
Year Built:	1982
Walk Score ®:	63 (Somewhat Walkable)
Rental Rate Mo:	\$2,200.00 /MO

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1st Floor Ste 806

Space Available	1,675 SF
Rental Rate	\$2,200.00/month
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Standard Office
Space Type	Office
Space Use	Office/Retail
Lease Term	3 - 5 Years

\$2100/month + \$100/mo CAM. 1,675 sf space perfect for office/retail. Large lobby, 3 offices, 2 restrooms.



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Property Photos



Property Photos



806 E. Franklin_lobby 4



806 E. Franklin_1 office, restrooms

Property Photos



Property Photos



806 E. Franklin_mechanical room



806 E. Franklin_Street view_end cap

Property Photos



Property Photos

