

**33 Moran Circle****MLS#:** 10158835**White Hall****WV 26554****Subdivision:****List Price:**

\$2,400

Area: Marion/Fairmont**Sold Price:****Sold Date:****Status:**

Active

County: Marion**Additional Photos****General**

Office SqFt **2,180**
 Warehouse SqFt **0**
 Retail SqFt **0**
 Industrial SqFt **0**
 Residential SqFt **0**
 Total SqFt **2180**
 Lot Dimension **Irr**
 Lot SqFt
 Frontage Feet **180**
 # of Acres **0.580000**
 Foundation Dimension
 Zoning Description
 # of Units **1**
 # of Stories **1.00**
 # of Elevators **0**
 Year Built **1985**
 Business Included **No**
 Gross Income \$
 Operating Expenses \$
 Net Income \$
 Tax Amount \$ **\$2,156**
 Tax Year **2024**
 Deed Book **1106**
 Deed Page **468**
 Zoning **Business/Professional Office**
 District **Grant District**
 Current Use **vacant**

	Studio	1 BDRM	2 BDRM	3 BDRM	4 BDRM
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No. Units this Type:**No. of Full Baths:****No. of Partial Baths:****Square Feet:****Monthly Rent:****Number Vacant:****Appliances Included:**

of Restrooms **2**
 # of Docks **0**
 # of Overhead Doors **0**
 Ceiling Height
 Handicap Modified
 Traffic Count
 Max. Floor Load
 Insurance Expense \$
 Electric Expense \$
 Other Expense \$
 Vacancy Factor
 Management Expense \$
 Fuel Expense \$
 Water/Sewer Expense \$

Percent Leased

Divisible

Expandable

For Lease

Yes**Remarks**

Prime Professional Office Space across from the WV High Tech Consortium. Visible from I-79. 2,180 sq ft includes reception area, conference room, 7 individual offices, 2 rest rooms and kitchen area. 30 parking spaces shared by upper and lower office. All rooms painted in late 2024. All new carpet in 2025. New landscaping and newly paved parking lot in November 2024.

Directions:

I-79 to Exit 132 S Fairmont to Middletown Commons. Right at the light onto Rt 73. Proceed 3/10 mile. Rt onto Moran Circle. Brick office...

Features

HEATING **Forced Air, Gas**
 COOLING **Central Air**

FLOORING Wall-to-Wall Carpet**DENNIS FINAMORE****Cell: 304-365-2484****D.G. FINAMORE & ASSOC. LLC - Office: 304-816-3091****dennisfinamore@gmail.com**

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