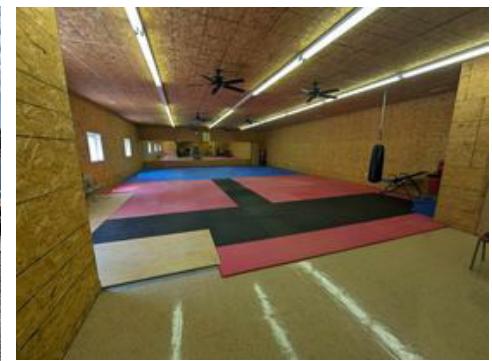




**COLDWELL BANKER
COMMERCIAL**
READ & CO.

FOR SALE
1622 12TH ST. - Lynchburg, VA
3,943 Sq. Ft. ±



Property Overview

Size Total: 3,943 Sq. Ft. +/- (Three Buildings)

2,450 Sq. Ft. (Karate Studio)

- ADA Restroom
- Access Ramp
- Kitchenette

1,241 Sq. Ft. (Auto Shop)

- (2) 10'x12' Roll-Up Doors
- Reception

Area

-Oil Furnace

-400 Amp 3 Phase Power

-Two Restrooms

252 Sq. Ft. (Office/Storage)

Acreage .458 acres

Price \$275,000

Zoning B-5

Ricky Read, CCIM
Principal Broker
434-841-3659
ricky@realestatelynchburg.com

COLDWELL BANKER COMMERCIAL
READ & CO., REALTORS
101 ANNJO COURT
FOREST, VA 24551
WWW.CBCREAD.COM

Property Description

Located at a highly visible location on 12th St. in Lynchburg, VA, this site is zoned for a wide variety of uses.



CBREAD.COM

Luke Dykeman
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