

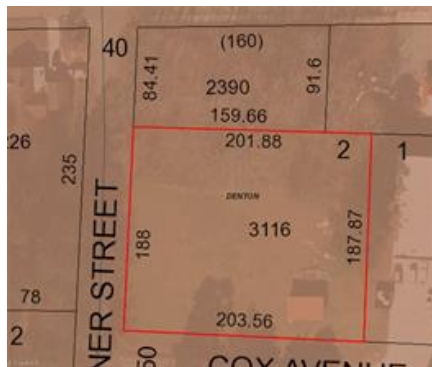
**35 Varner Street Denton, NC 27239**

MLS#: **1154602** Sub Type: **C and I Land/Remarks**

Status: **Active**  
County: **Davidson**

List Price: **\$135,000**

Lease Price:  
DOM: **4** CDOM: **370**



**General Information**  
Financing Opt: **Cash, Conventional**

Recent Change: **09/03/2024 : NEW : ->A**

**Owner/Listing/Agent/Office Information**

Owner Name:	<b>Bobby Scarlett</b>	Type of Sale:	<b>Owner Sale</b>	Listing Service Type:	<b>Full Service</b>
Listing Agreement Type:	<b>Exclusive Right To Sell</b>			List Office Phone:	<b>888-584-9431</b>
Listing Office:	<a href="#">eXp Realty, LLC (GERL03) Lic#C22682</a>			Preferred Phone:	<b>336-686-5312</b>
Listing Agent:	<a href="#">Matthew Menshew (306322) Lic#306322</a>	<a href="mailto:mattsellsthetriad@gmail.com">mattsellsthetriad@gmail.com</a>		Auction Price Type:	
Show Instruct:	<b>Appointment Required</b>	Appt Phone:	<b>855-920-8200</b>	List/Marketing Date:	<b>09/03/2024</b>
Broker Package:		Contract Date:		DDP End Date:	
Expire Date:	<b>09/02/2025</b>	Withdrawn Dt:		Address on Inet:	<b>Yes</b>
Allow AVM:	<b>Yes</b>	Advertise on Inet:	<b>Yes</b>		
Directions:	<b>NC Hwy 109 South to Denton. Right on Cox Avenue at First Bank. Property is on the right at the corner of Cox Avenue and Varner Street adjacent to O'Reilly Auto Parts and just West of NC Hwy 109.</b>				
Public Remarks:	<b>## **Prime Commercial Opportunity in Denton, NC** **35 Varner Street** **Discover Your Next Business Venture** Are you looking for a prime commercial property in a thriving North Carolina town? Look no further than 35 Varner Street in Denton, NC. This versatile property offers endless possibilities for your business. **Key Features:** * **Strategic Location:** Situated in a high-traffic area, this property offers excellent visibility and easy access. * **Generous Lot Size:** With ample space, you have the flexibility to expand your business or add outdoor amenities. * **Zoning Potential:** Explore various zoning options to suit your specific business needs. * **Investment Opportunity:** Benefit from a strong rental market and potential for long-term appreciation. **Don't miss out on this incredible opportunity to own your own piece of Denton, NC.</b>				



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