

# 3009

**S ELM-EUGENE STREET**

GREENSBORO, NC

**FOR  
LEASE &  
FOR SALE**



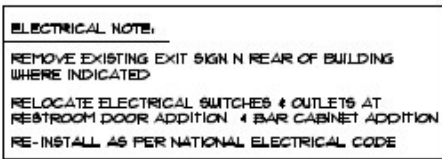
## PROPERTY HIGHLIGHTS

- ± 3,122 SF of Retail Space
- Ample Parking with 25 Spaces
- 29,000 VPD on S Elm-Eugene Street at I-40/85
  - Half a Mile to I-40/85
  - Zoned LI
- \$595,000 or \$4,500 per Month

**NAI Piedmont Triad**  
Commercial Real Estate Services, World Wide

**JOHN PURDIE**  
BROKER  
336.2072175  
jurdie@naipt.com

348 N. Elm Street • Greensboro, NC 27401 • naipt.com

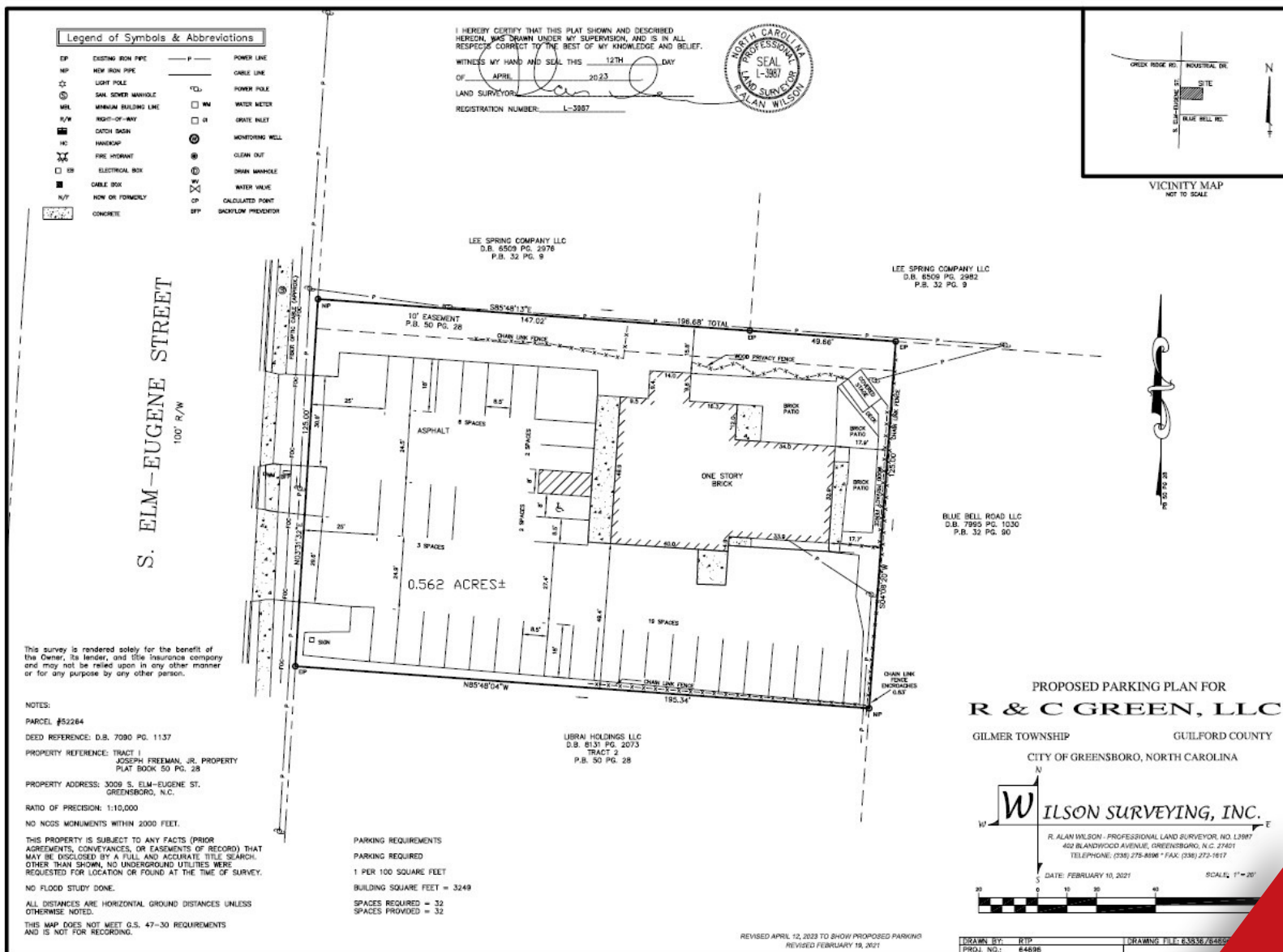

$$1/4'' = 1'-0''$$

NOTE,  
REPLACE EXISTING DOOR KNOBS  
W/ LEVER HANDLE HARDWARE

**JOHN PURDIE**  
BROKER  
336.207.2175  
jpurdie@naipt.com

348 N. Elm Street • Greensboro, NC 27401 • [naipt.com](http://naipt.com)

# SURVEY



The information contained herein is deemed reliable but is not guaranteed. NAI Piedmont Triad makes no warranties or representations regarding the accuracy, completeness, or reliability of the information. All parties are encouraged to independently verify all details, including but not limited to property condition, terms, and financial projections. Prices, terms, and availability are subject to change without notice.

**JOHN PURDIE**  
BROKER  
336.207.2175  
jpurdie@naipt.com

348 N. Elm Street • Greensboro, NC 27401 • naipt.com