

Fentress Realty, Inc.

Commercial and Investment Real Estate

2106 Llewellyn Avenue, Norfolk, VA 23517

757-650-0825 Cell/757-625-1299 Office

Simon.cole0702@yahoo.com

FOR SALE



Location:

2414-2418 Granby Street

Norfolk, VA 23517

'Ghent' Business District

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Property: (1) 2418 Granby Street, Norfolk VA [GPIN #1438131869]
(2) 2414 Ganby Street, Norfolk VA [GPIN #1438131867]

Property Type: (1) Mixed Use – Office/Retail. 2nd Floor Apartment
(2) Vacant Lot (Parking)

Net Rentable area: (1) Approx. 4,700 S. F. Building/ 2,570 S.F. parcel
(2) 2,672 S. F. parcel

Space Summary: 1st Floor retail/office (LEASED)

Reception area

Secure access

On site parking

2nd Floor Apartment (LEASED)

3 Bed/2 bath renovated

Private entrance.

Ghent/Norfolk location

Price: **\$750,000.00**

Current Use: Fully Leased. Gross annual income of \$63,600.00

Stories: Two (2).

Age: Built in 1917/refurbished in 2022

HVAC: Heated and cooled.

Permitted Uses: Office/Retail/Residential use.

Zoning: I-L



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