

# FOR SALE

## Net Leased Investment Property

### THE GLOBE

12 BROAD STREET | BERLIN, MD



**Sale Price:** \$1,645,000

**Cap Rate:** 7%

#### **PROPERTY OVERVIEW:**

The Globe is located in historic Berlin, MD. The tenant is a restaurant operator under a 3 year Triple Net (NNN) lease with two 3 year options to renew. The annual rent increases by 3% each year. Full property details can be provided upon request with a confidentiality agreement.

The tenant operates under "Oaked at The Globe." Do not disturb the tenant or inspect the property without coordination with the listing agent.



**RINNIER**  
DEVELOPMENT COMPANY

218 East Main Street  
Salisbury, MD 21801  
[www.rinnier.com](http://www.rinnier.com)

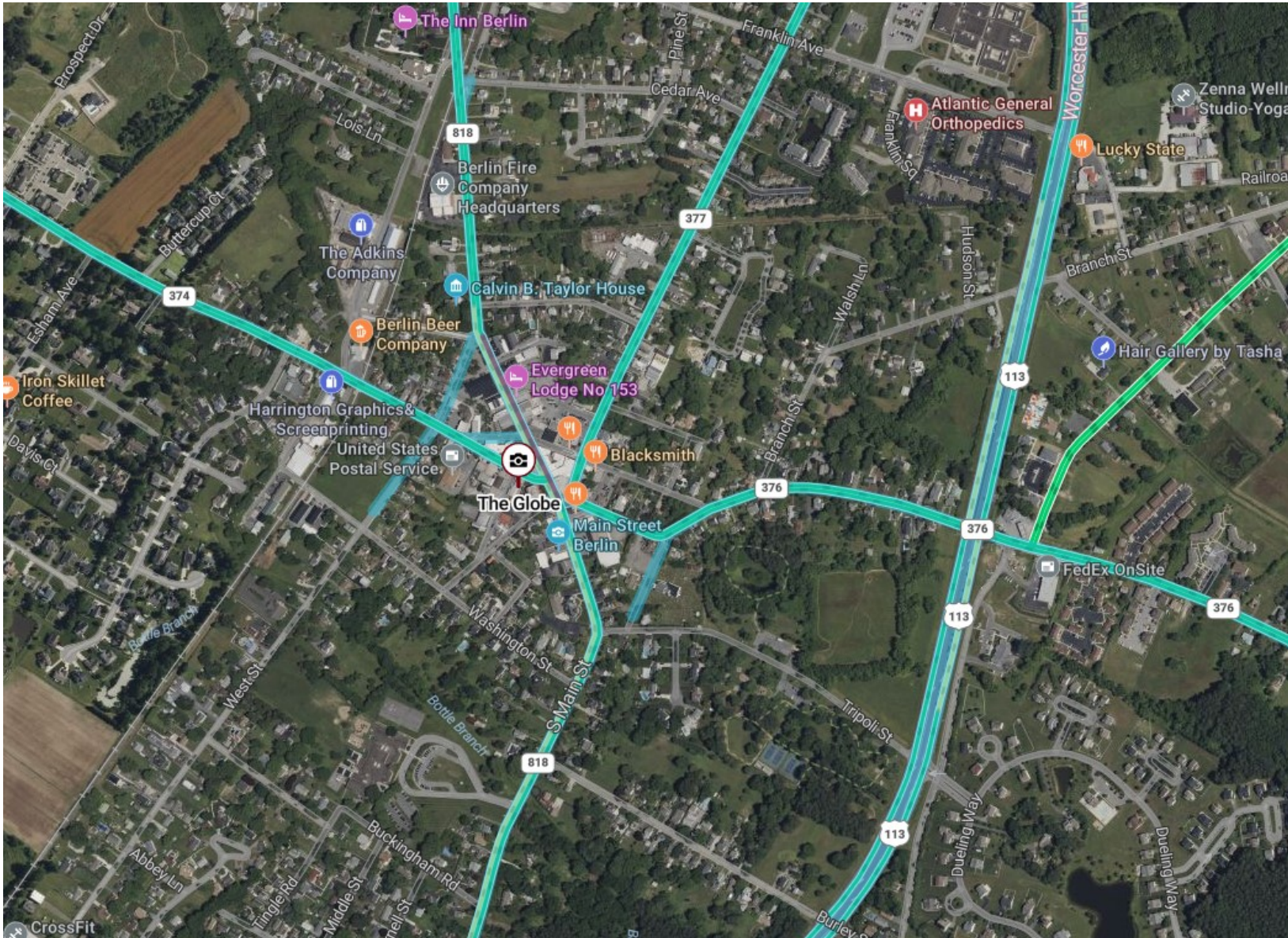
Blair Rinnier, CCIM, CPM  
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