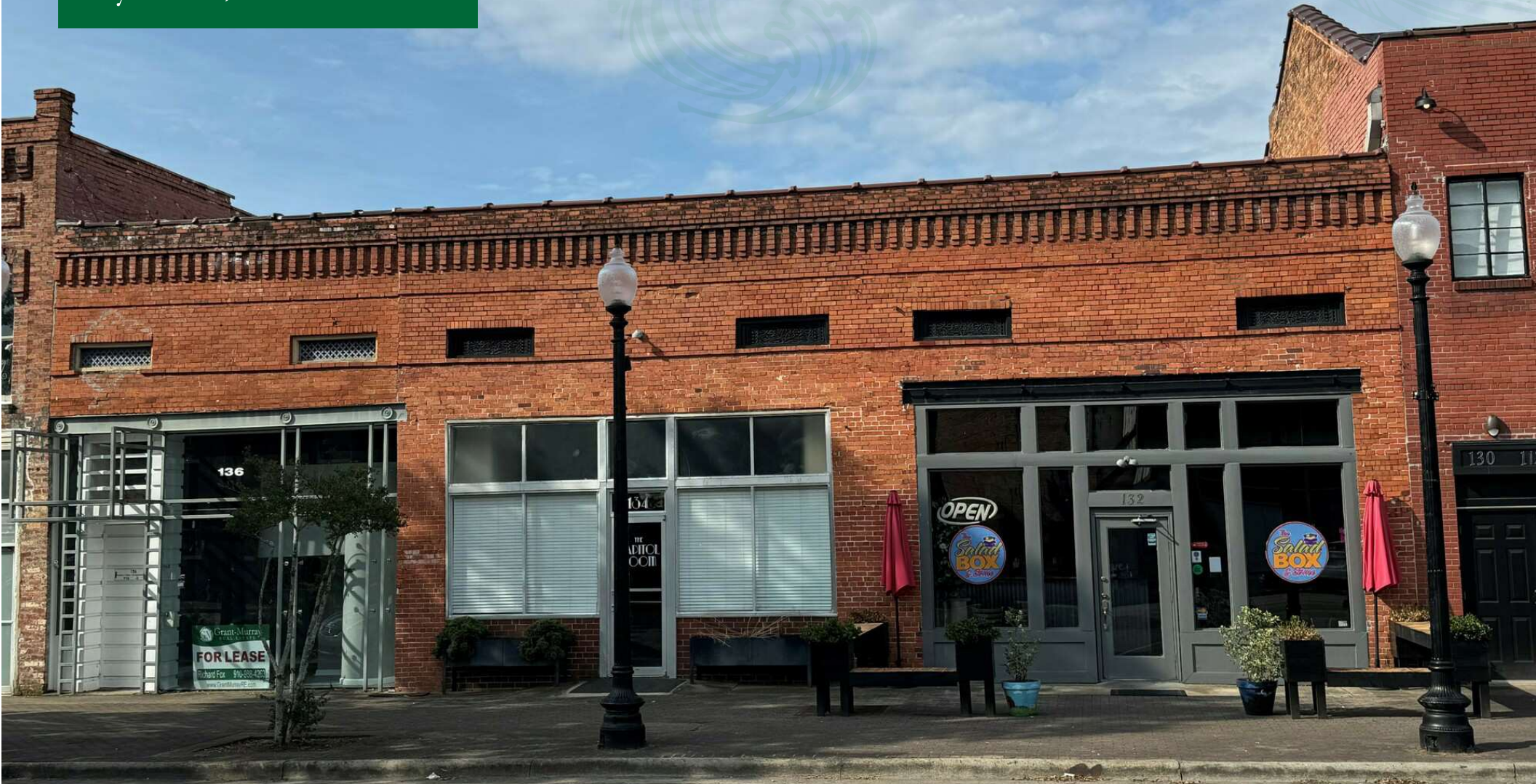


OFFICE BUILDING FOR LEASE

# 136 Person St

Fayetteville, NC 28301



*for more information*

RICHARD L. FOX III, ESQ.

Broker

O: 910.829.1617

C: 910.988.4263

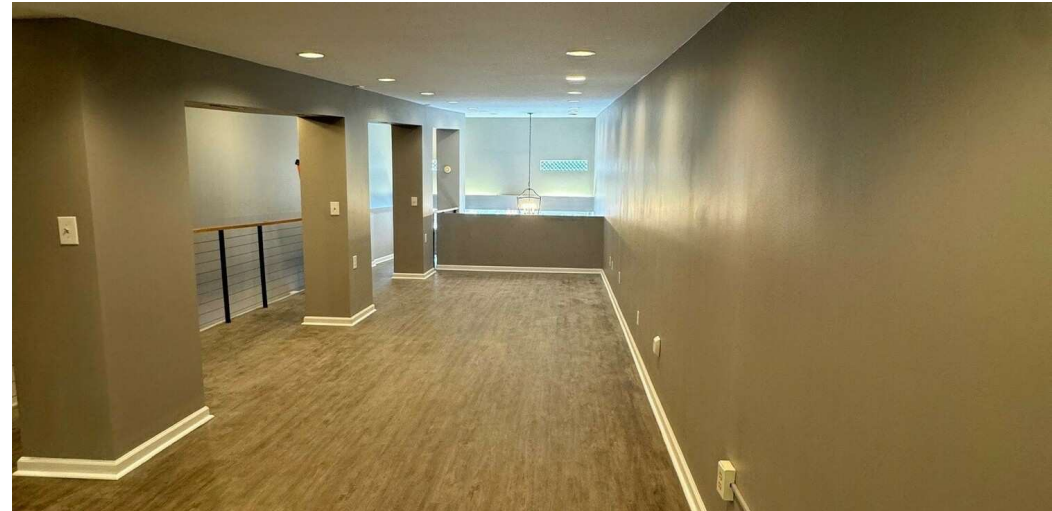
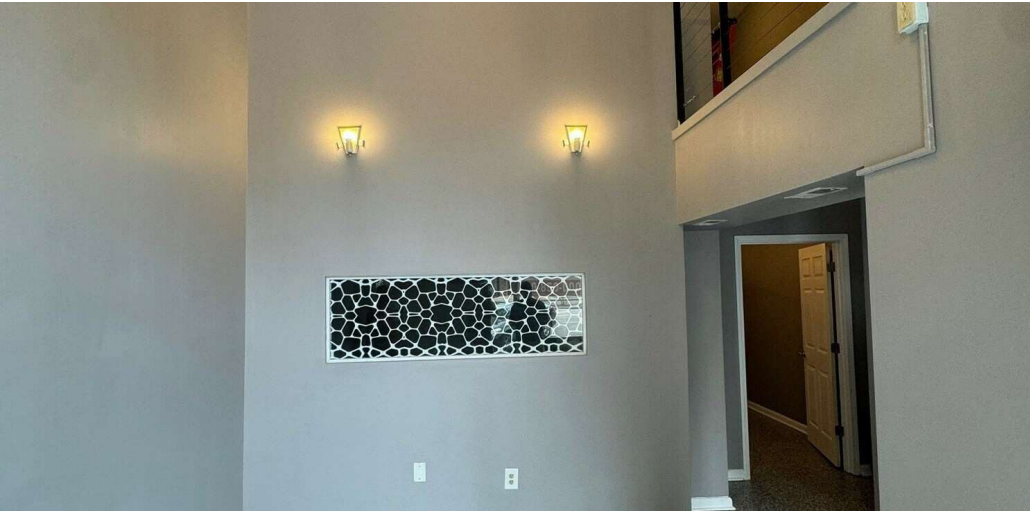
[richard@grantmurrayre.com](mailto:richard@grantmurrayre.com)



**Grant - Murray**  
REAL ESTATE, LLC

COMMERCIAL AND INVESTMENT BROKERAGE

150 N. McPherson Church Rd | Fayetteville, NC 28303 | [www.grantmurrayre.com](http://www.grantmurrayre.com)



## OFFERING SUMMARY

Lease Rate:	\$3,250.00 per month (NNN)
Building Size:	2,145 SF
Lot Size:	0.05 Acres
Renovated:	2023
Zoning:	DT
Market:	Fayetteville

## PROPERTY OVERVIEW

Grant-Murray Real Estate is please to present for lease 136 Person St., a 2,145 sq. ft. office building located in the Downtown Fayetteville Submarket. The building is newly renovated and consists of a front reception area, three (3) offices, a large second story conference area, one bathroom, and storage. There are two (2) marked parking spaces in the back of the property with a large adjoining free parking lot for additional parking.

The property is located in the Downtown Fayetteville Submarket with numerous nearby restaurants and downtown shops. In addition, the property is located approximately 1-mile from the Martin Luther King Freeway (NC HWY 87/401) and 1-mile from I-95 BUS, providing tenants convenient access to many of the major roads in and around Fayetteville.

The building is ideal for a small law firm or other professional office.

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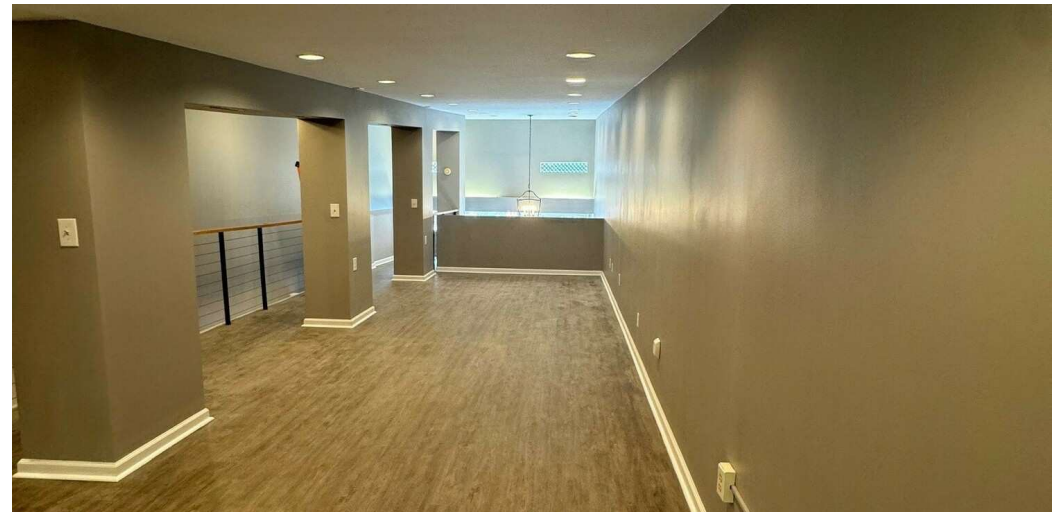
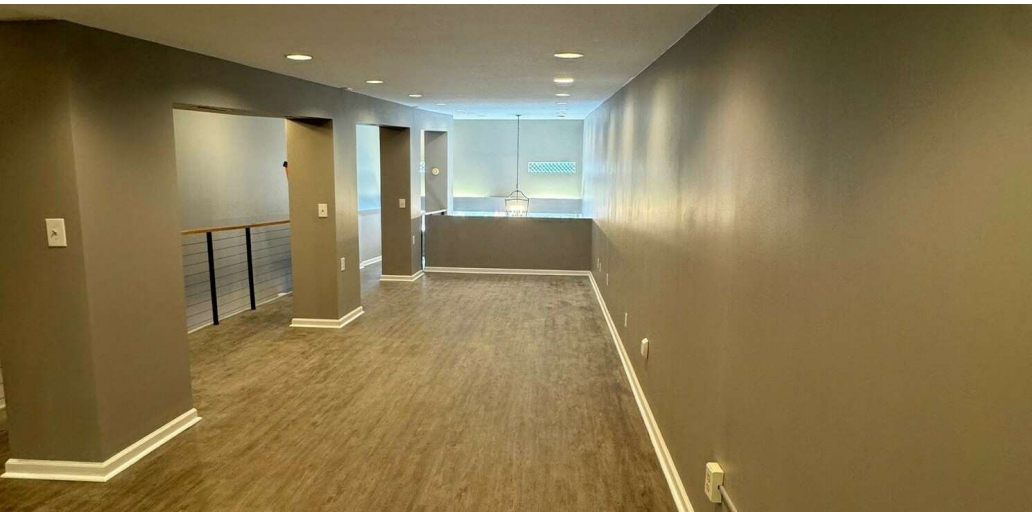
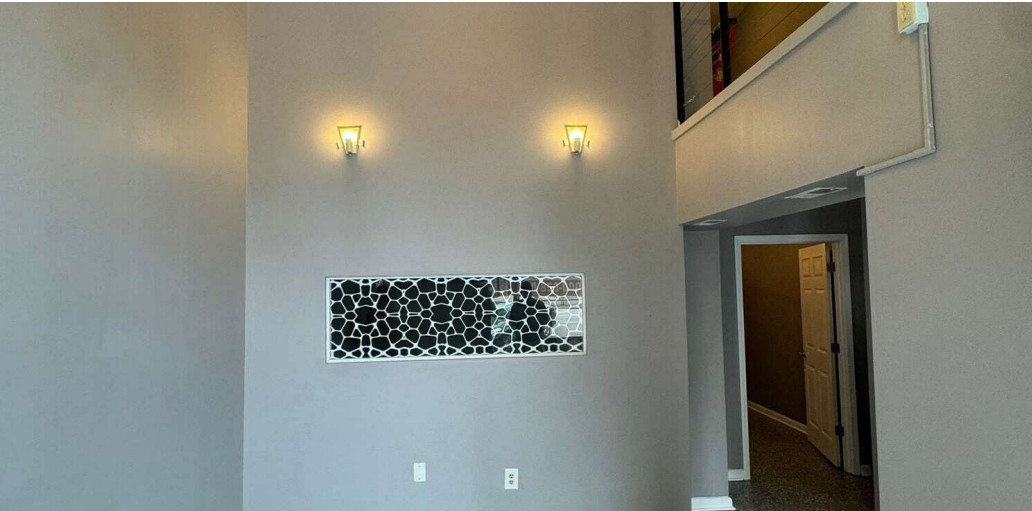
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136 Person St  
FAYETTEVILLE, NC 28301

ADDITIONAL PHOTOS



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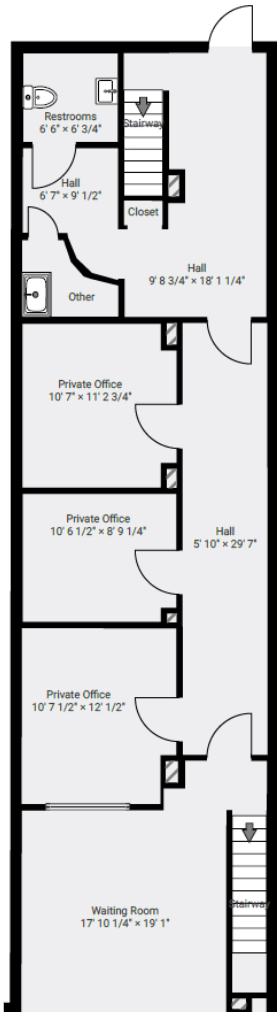
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ADDITIONAL PHOTOS

▼ Ground Floor

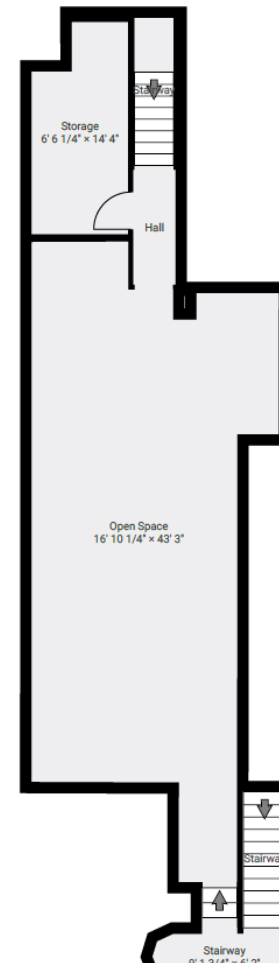
LIVING AREA: 1264.98 sq ft



THIS FLOORPLAN IS PROVIDED WITH THE UNDERSTANDING THAT IT IS NOT A WARRANTY OF ANY KIND. BROKEN CRAYON PHOTOGRAPHY DISCLAIMS ANY WARRANTY INCLUDING, WITHOUT LIMITATION, SATISFACTORY QUALITY OR ACCURACY OF DIMENSIONS. While we do our best at being accurate we cannot guarantee square footage calculations. While we are providing measurements and a floorplan ultimately the real estate agent is responsible to make sure it's accurate. If you see a discrepancy let us know immediately!

▼ 2nd Floor

LIVING AREA: 880.51 sq ft



for more information

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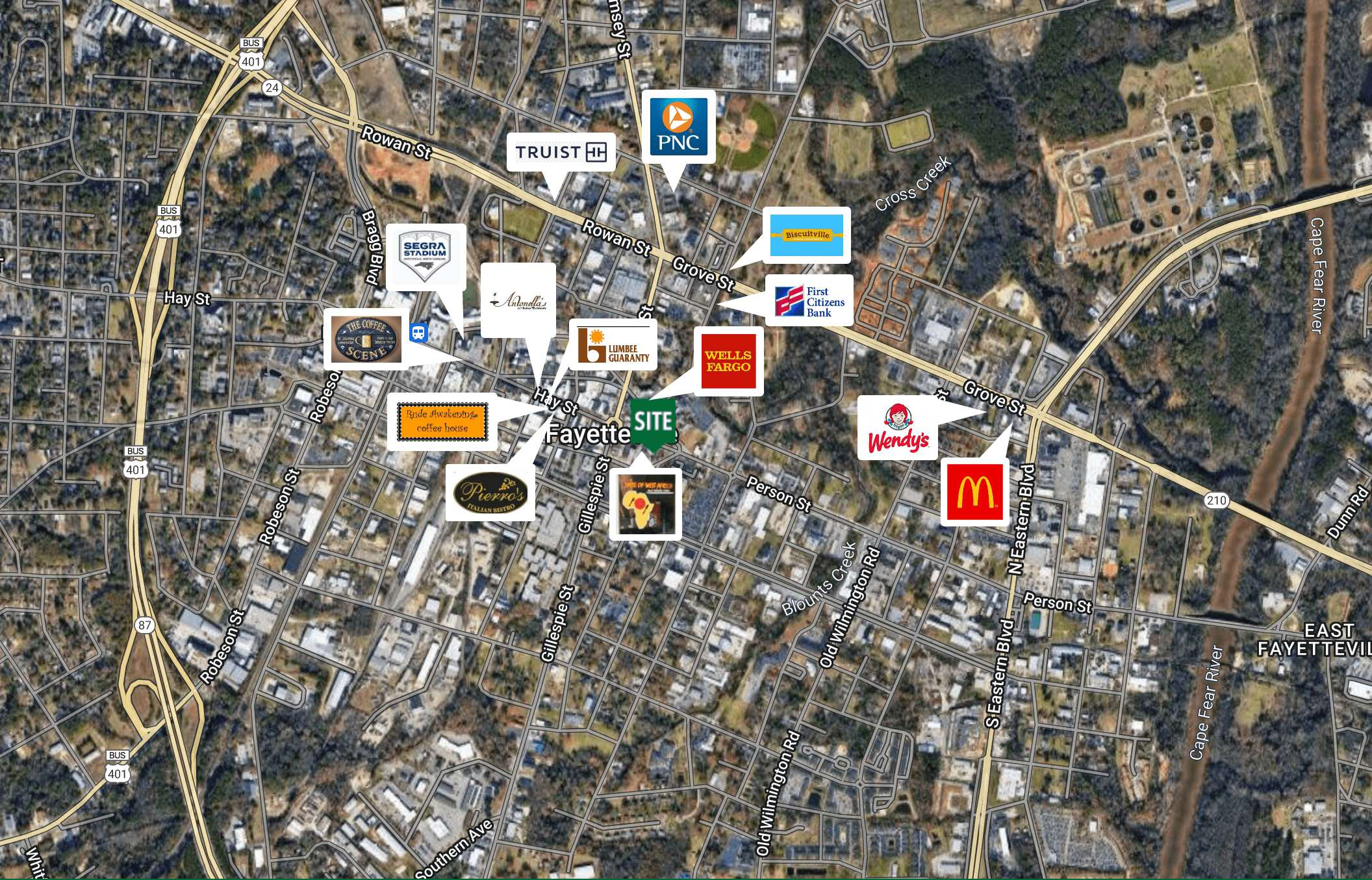
C: 910.988.4263

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COMMERCIAL AND INVESTMENT BROKERAGE



Fayette SITE

TRUIST

PNC

Biscuitville

First Citizens Bank

WELLS FARGO

Wendy's

McDonald's

SEGRA STADIUM

Antonella's

LUMBEE GUARANTY

THE COFFEE SCENE

Bride & Groom coffee house

Pierro's ITALIAN BISTRO

for more information

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