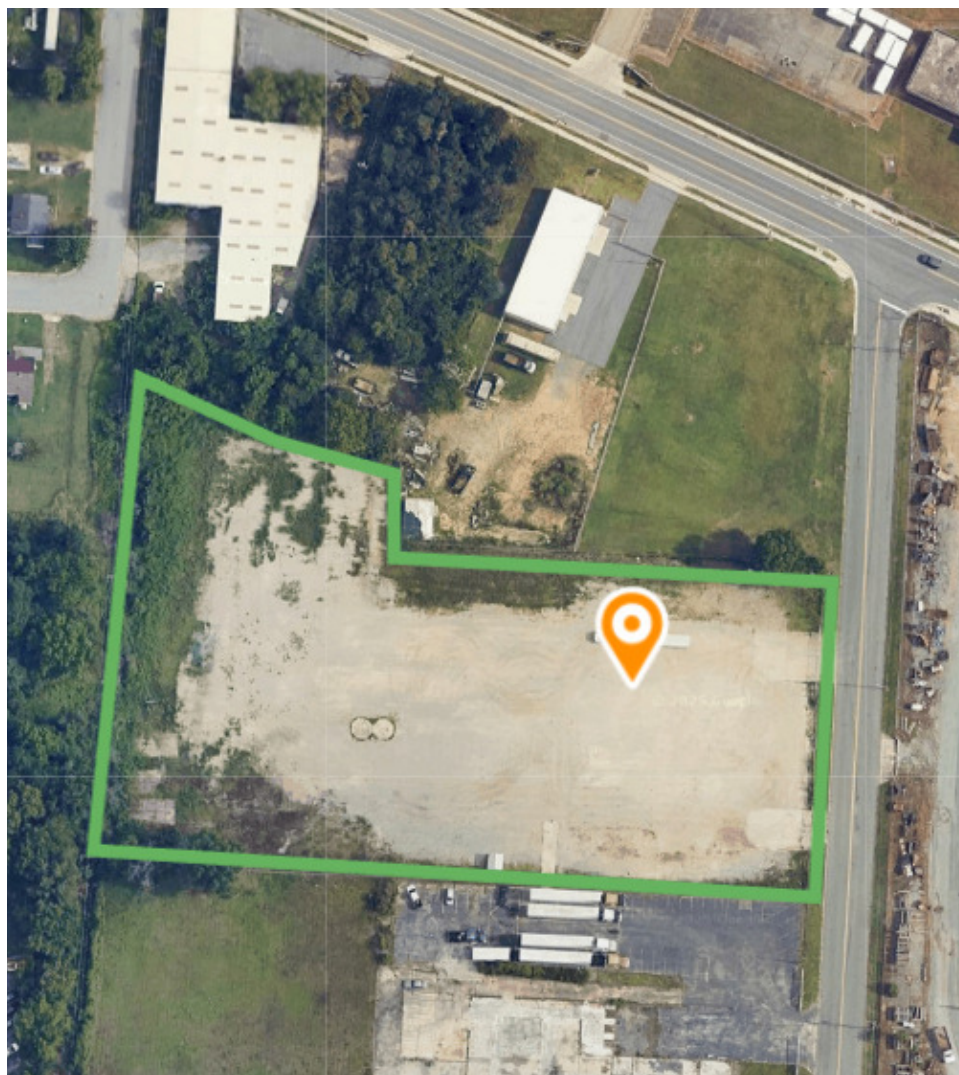


# 402-404 BANNER AVENUE

INDUSTRIAL PROPERTY **FOR LEASE**

**402-404 BANNER AVENUE**  
GREENSBORO, NC 27401

## PROPERTY DESCRIPTION

402-404 Banner Avenue offers approximately  $\pm 2.78$  acres of fully secured, vacant industrial land located in a prime Triad submarket. The property is zoned LI (Light Industrial) and is fully fenced and gated, making it ideal for a laydown yard, IOS (Industrial Outdoor Storage), or contractor use. The site provides excellent accessibility and flexibility for a wide range of industrial users seeking secure outdoor storage in a high-demand location.

## OFFERING SUMMARY

Lease Rate:	\$3,000.00 per month (NNN)
TICAM:	\$187.82/mo
Lot Size:	2.78 Acres

Katie Hayes

336.473.0206  
katie@ltpcommercial.com

Taryne Seatz

828.406.6858  
tseatz@ltpcommercial.com

**Linville | Team Partners**  
COMMERCIAL REAL ESTATE



GREENSBORO, NC

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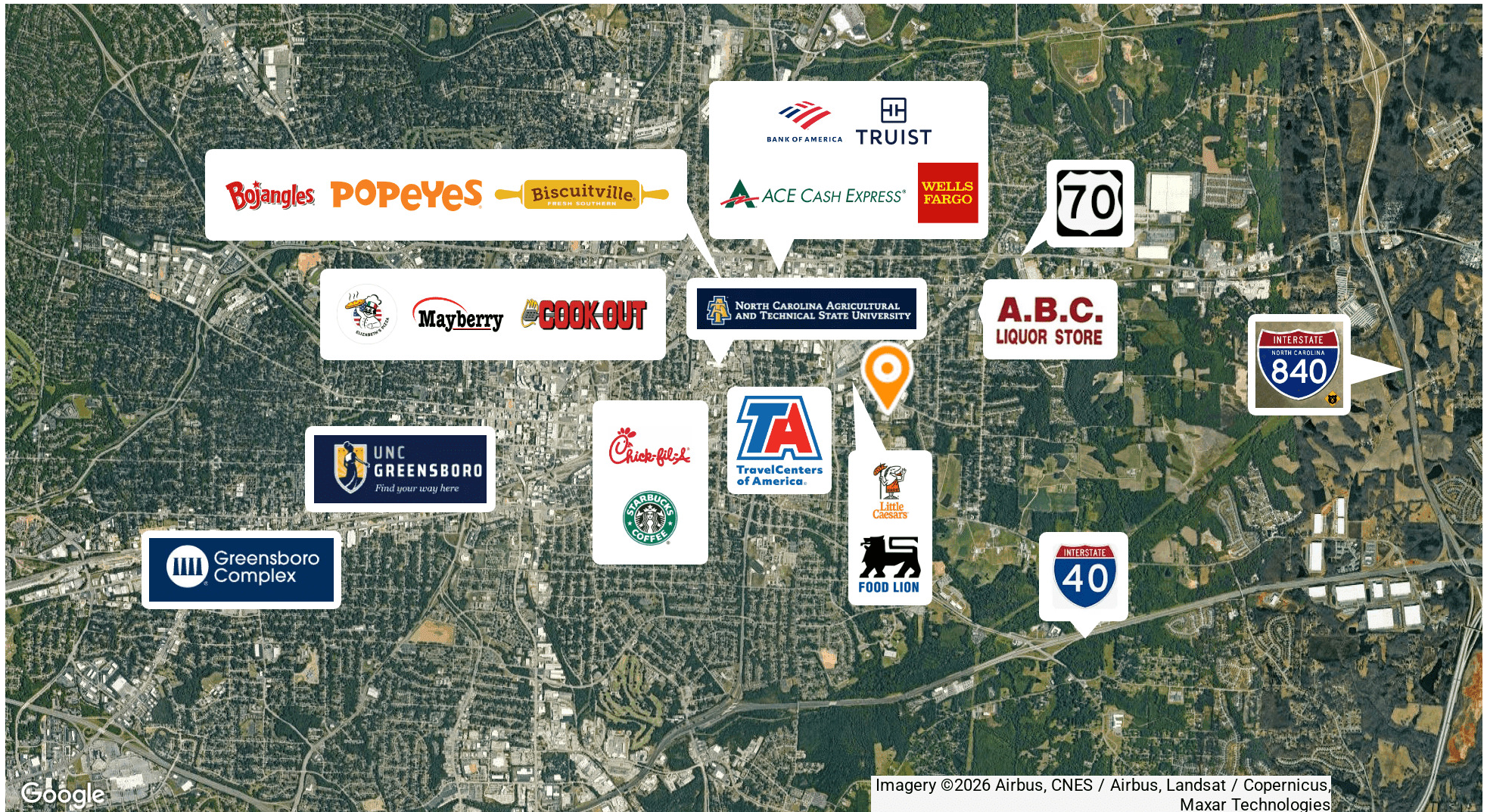
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COMMERCIAL REAL ESTATE



# 402-404 BANNER AVENUE

INDUSTRIAL PROPERTY **FOR LEASE**

## LOCATION INFORMATION

Street Address	402-404 Banner Avenue
City, State, Zip	Greensboro, NC 27401

## PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Land
Zoning	LI – Light Industrial
Lot Size	2.78 Acres
Parking Type	Surface
TICAM	\$187.82/mo



**LEASE RATE:** \$3,000.00 PER  
MONTH (NNN)

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