



WALDROP PROPERTIES, LLC
Commercial Real Estate Solutions

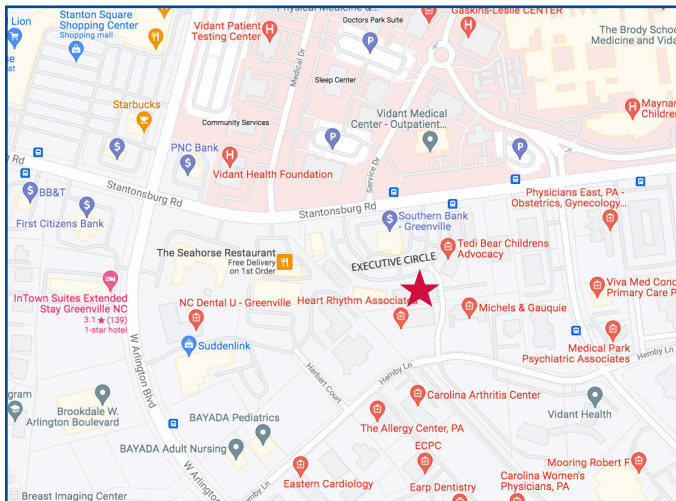
Available For Lease or Sale

Medical/Office Space

(Located In The Heart Of Greenville's Medical District)

2305 Executive Circle, Greenville, North Carolina

- **Base Lease Rate:**
\$19.00 Per Square Foot,
Triple Net
- **Offering Price:** \$2,340,000
- **Estimated TICAM** \$3.56 Per
Square Foot
- **Square Footage:**
Approximately 10,872
Square Feet
- **Floor Plan:**
See Below/Attached
- **Aerial:**
See Below/Attached
- **Zoning:**
MS (Medical Support)
- **Building Signage:**
Exterior Building Signage
Available
- **Availability:**
Vacant And Ready For
Occupancy
- **Traffic Count/Stantonsburg
Road:** Approximately 27,184
Vehicles Per Day
Source: 2024 Kalibrate Technologies
- **Location:**
Located Across Stantonsburg
Road From ECU Health
Medical Center



for more information contact

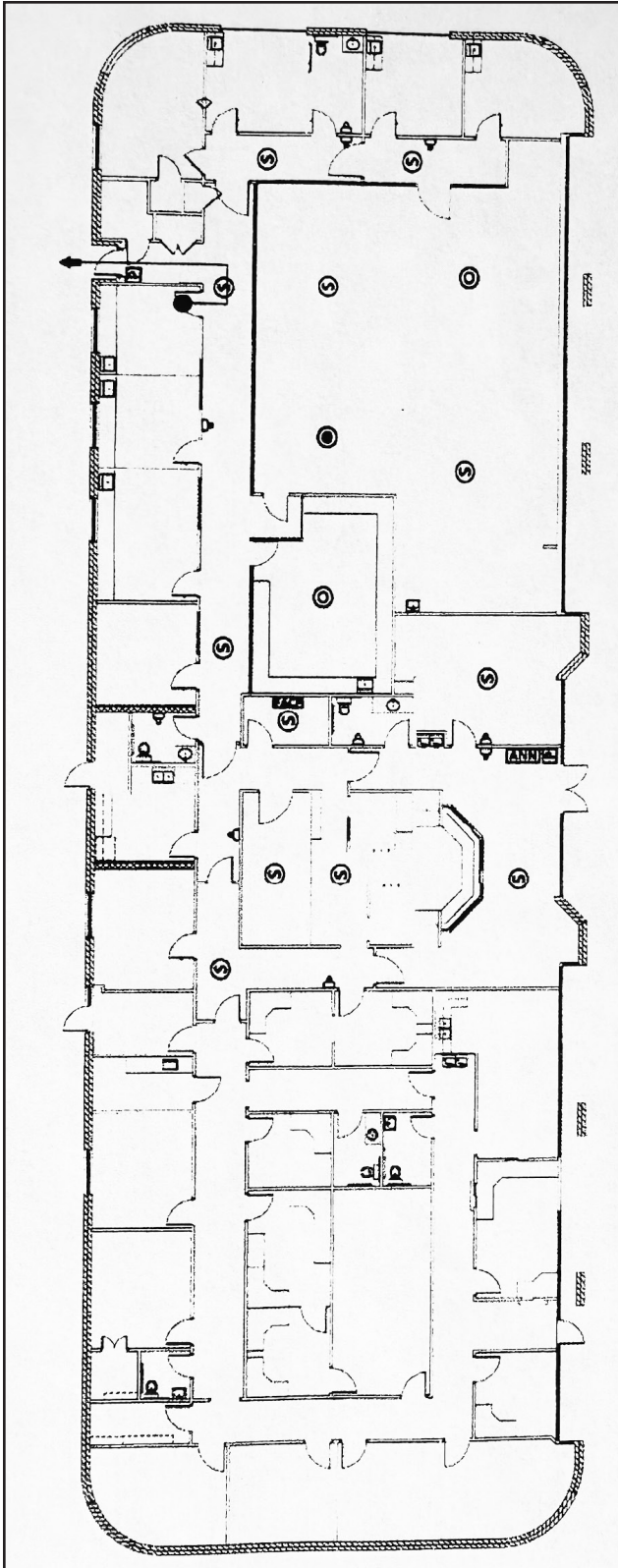
Michael Waldrop at 919-645-1605
michael@waldropproperties.com

The information contained herein has been obtained from sources deemed reliable, however, no representation or warranty, either expressed or implied, is made as to its completeness or accuracy. Prospective buyers should make their own investigations to ascertain the accuracy of the material contained herein. This offering is subject to change, correction or withdrawal.

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2305 Executive Circle

Greenville, North Carolina



Floor Plan

Disclaimer: The floorplan is considered accurate; however, listing agency makes no representations and/or warranties as to the accuracy of the floor plan or the square footage.

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Aerial

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