



**OFFICE/MEDICAL BUILDING**

**FOR SALE**

**238 WILMOT DRIVE | GASTONIA**

**Rare** office building available in close proximity to I-85, right off of heavily trafficked S. New Hope Rd. and E. Franklin Blvd. in Gastonia, NC – well-suited for medical or professional use.

**EVAN HODGES**  
c 704 572 0145  
ehodges@mecacommercial.com





## PROPERTY INFORMATION

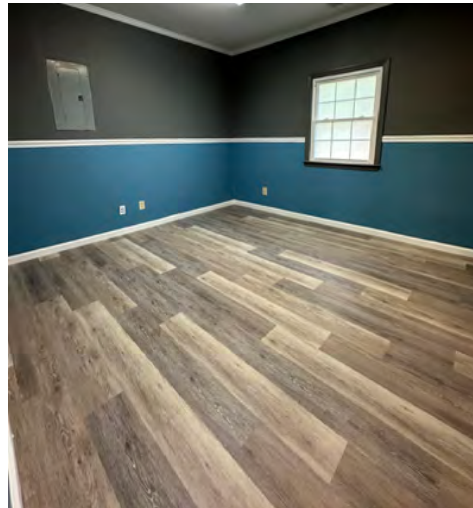
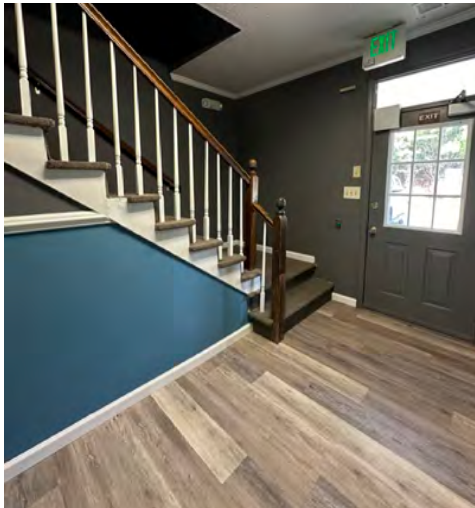
**SF**  
3,538 SF\*

### FEATURES

- 0.61 AC lot
- Two-story brick office or medical building
- Partially renovated in 2023
- Located in a cul-de-sac with ample parking in your own private lot
- Private offices, conference rooms and restrooms on both floors, plus lots of storage
- OLC Zoning
- 2 new HVAC units installed in 2024 as well as a mini-split installed in 2017

### LIST PRICE

\$679,000



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MECA Commercial Real Estate

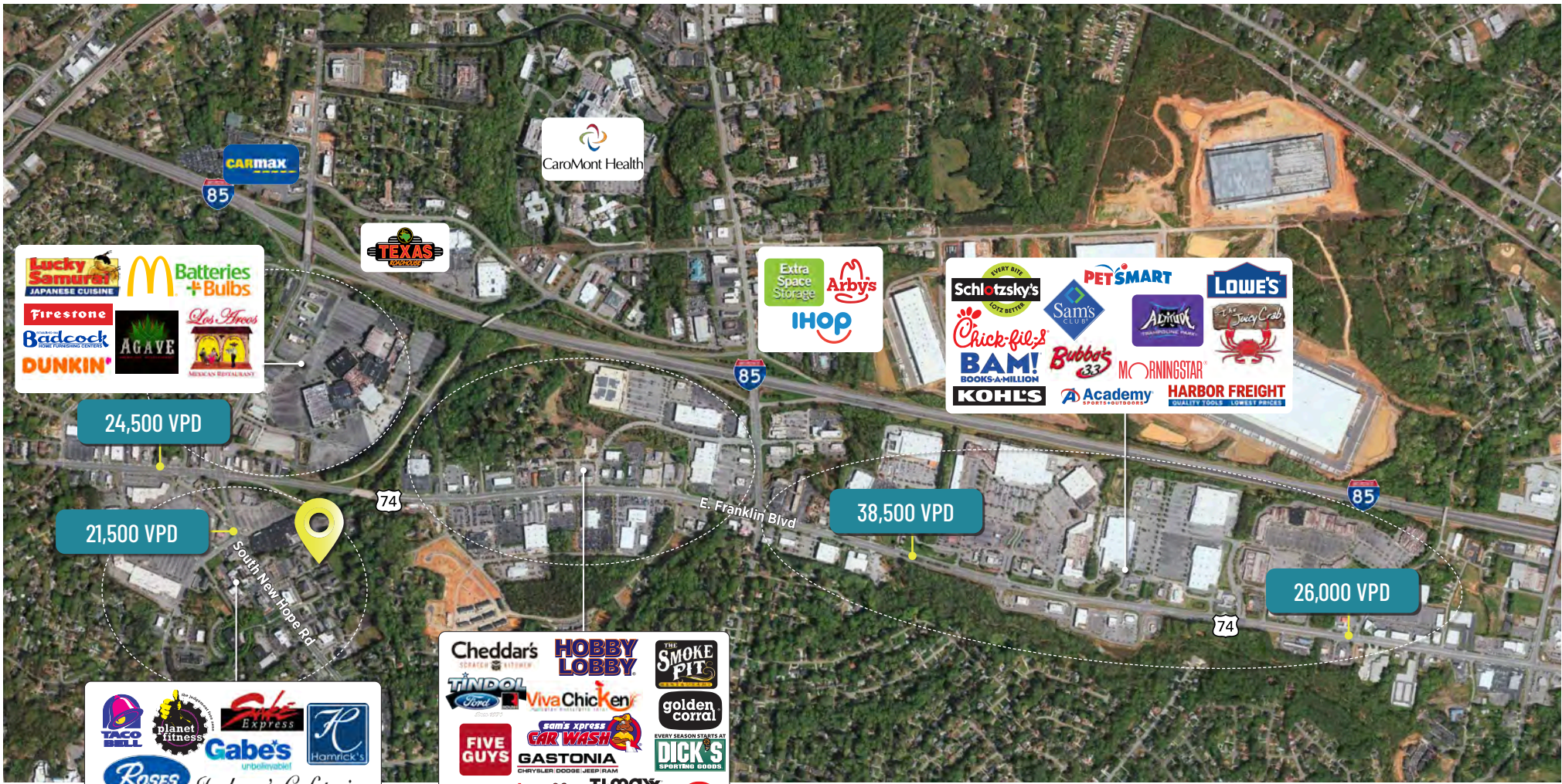
2216 Monument Street

Charlotte, NC 28208

704 971 2000



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 \*The land acreage and/or building square footage was obtained from the County's Geographical Information System or other electronic resources. For exact square footage and/or acreage, we recommend that prior to purchase, a prospective Buyer/Tenant obtain a boundary survey or have the building measured professionally.