

100508974 Comm Sale or Lease		1831 Weeksville Road, Elizabeth City, NC 27909 Listing Office: Rich Company			Active Current Price: \$1,827
		City Limits: Yes County: Pasquotank Location Type: Mainland Subdivision: Not In Subdivision Secondary Subdivision: N/A New: No Construction: Garage: N/A # of Parking Spaces: 101 # of Units: 5 Lot Acres: 2 Lot SqFt: 87,120	SqFt - Heated (Primary): 1,200 HOA: No Lot Dimensions: 403.11' x 216.11' Year Built: 1998 Zoning: GB		
Construction: Block; Steel Frame		HOA and Neigh Amenities: Maint - Grounds; Sewer; Sidewalk; Street Lights; Trash; Water		Parking Features: Asphalt; Attached; Off Street; Parking Lot	
Cooling: Central Air		Heating: Heat Pump		Possession: See Remarks	
Exterior Finish: Block; Glass; Metal Siding		Heating System Fuel Source: Electric		Road/Trans Access: Airport: Less than 5 Miles; County Highway: Less than 5 Miles; Port: 16+ Miles; Rail: 6 - 10 Miles; State Highway: Less than 5 Miles	
Foundation: Slab		Location: Corner; Gen Bus District; Shopping Center		Roof: Metal	
Terms: Cash		Lot Description: Corner Lot		Road Type/Frontage: 4+ Lanes	
Fuel Tank: None		Lease Terms: 1 Year or More		Showing Instructions: Call Listing Agent; Lockbox	
Flooring: Concrete; LVT/LVP		Lease Types: Net		Sale/Lease Includes: Buildings	
Current Use: Retail; Vacant		Miscellaneous: Ceiling Height: 12		Business Type: Food Service; Medical; Professional/Office; Retail; Shopping Center; Business Service; Commercial; Franchise; Professional Service	
		Owner Pays: Building Insurance; CAM Charges; Storm Water Fee; Trash Removal; Yard Maint		Tenant Pays: Taxes; All Utilities; Insurance	
				Water Heater: Electric	
				Utilities: Electricity Connected; Natural Gas Available	
				Sewer: Municipal Sewer	
				Water Source: Public	
Deposit: 1,700		Deed Book: 738		Plat Book: 7	
Lease Rate: 18		Deed Page: 302		Plat Page: 50	
Cobra Zone: Yes		Federal Flood Ins Avlbl: Yes		Total Real Estate Property: \$24,462.57	
Total City Real Estate Property Tax:	\$11,928.03	PID: 892317101886		Taxes:	
		Tax Identifier: 892317101886		Special Assessments: N/A	
				Tax Assessed Value: \$2,021,700	
				Tax Year: 2022	
Marketing/Public Remarks: 20' by 60' commercial unit with high ceilings, one office and one restroom. Formerly a photography studio. Agent Remarks: Lockbox with master key is on the door of unit A, call Broker for combo. Legal: Fee Simple Sign on Property: Yes Showing Instructions: Call Broker for appointment Appointment Contact: Alex RichAppt. Center Phone: 252-256-1279 Directions to Property: On Weeksville Road at the corner of Industrial Park Drive					
Agreement Service:	Full Service	Effective Date: 05/21/2025	Status: Active		
Agreement Type:	Exclusive Right To Lease	Listing/Lease Price: \$1,827	Status Change Date: 05/21/2025		
Owner:	Hoffer Center, Inc.	Original List Price: \$1,827			
Broker Owner:	No	Sale/Lease: Lease			
Seller Rep.:	Has owned the property for at least one year	Stipulation of Sale: Standard			
Cumulative DOM:	2	EMD Trust Account: No			
Days on Market:	2				
Definition:	RE W/O Business				
Expiration Date:	03/31/2026				
Listing/Lease Price:	\$1,827				