



SHOPPING CENTER FOR SALE

PROPERTY OVERVIEW

SALE PRICE | \$2,500,000

CAP RATE | 2.08%

SQUARE FEET | 7,500 +/- SF

PARCEL ID | 00048101

ZONING | GENERAL BUSINESS

Value Add opportunity at Yadkin Park, a fully leased, L-shaped, single-story shopping center strategically positioned at the intersection of Commerce Avenue and Turner Street, just seconds from the bustling Highway 15/501 and 211. This prime location ensures high visibility and is bolstered by proximity to well-established businesses such as Walmart, Staples, Goodwill, and Lowe's. The center features a diverse tenant mix, including Qwik Pack & Ship, Bella Vie Hair Studio, Anthony's Barber Shop, and Imagine Moore Events, creating a vibrant shopping environment. Current NOI \$51,997 & Cap Rate 2.08%

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PHOTOS

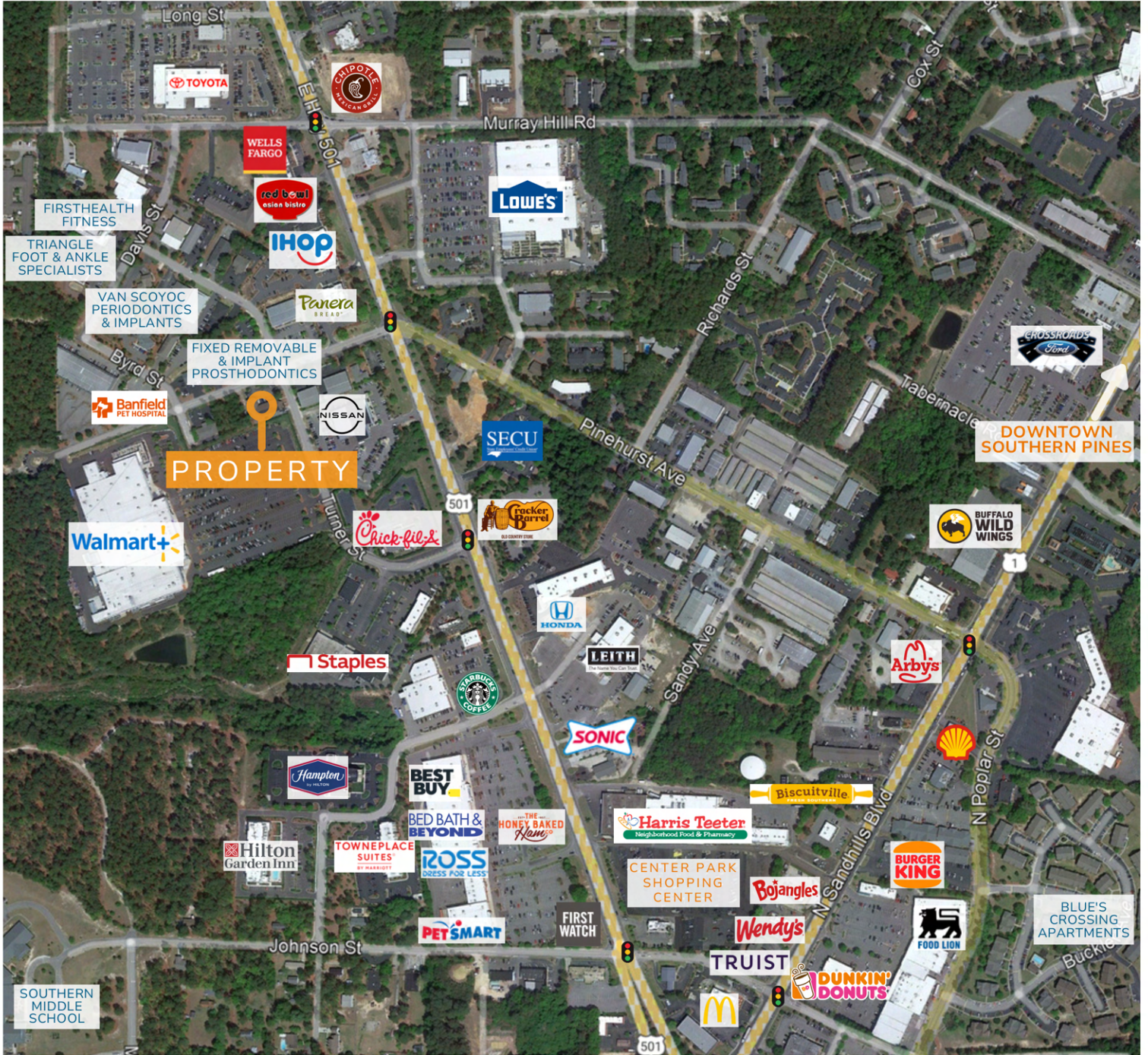


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AREA MAP

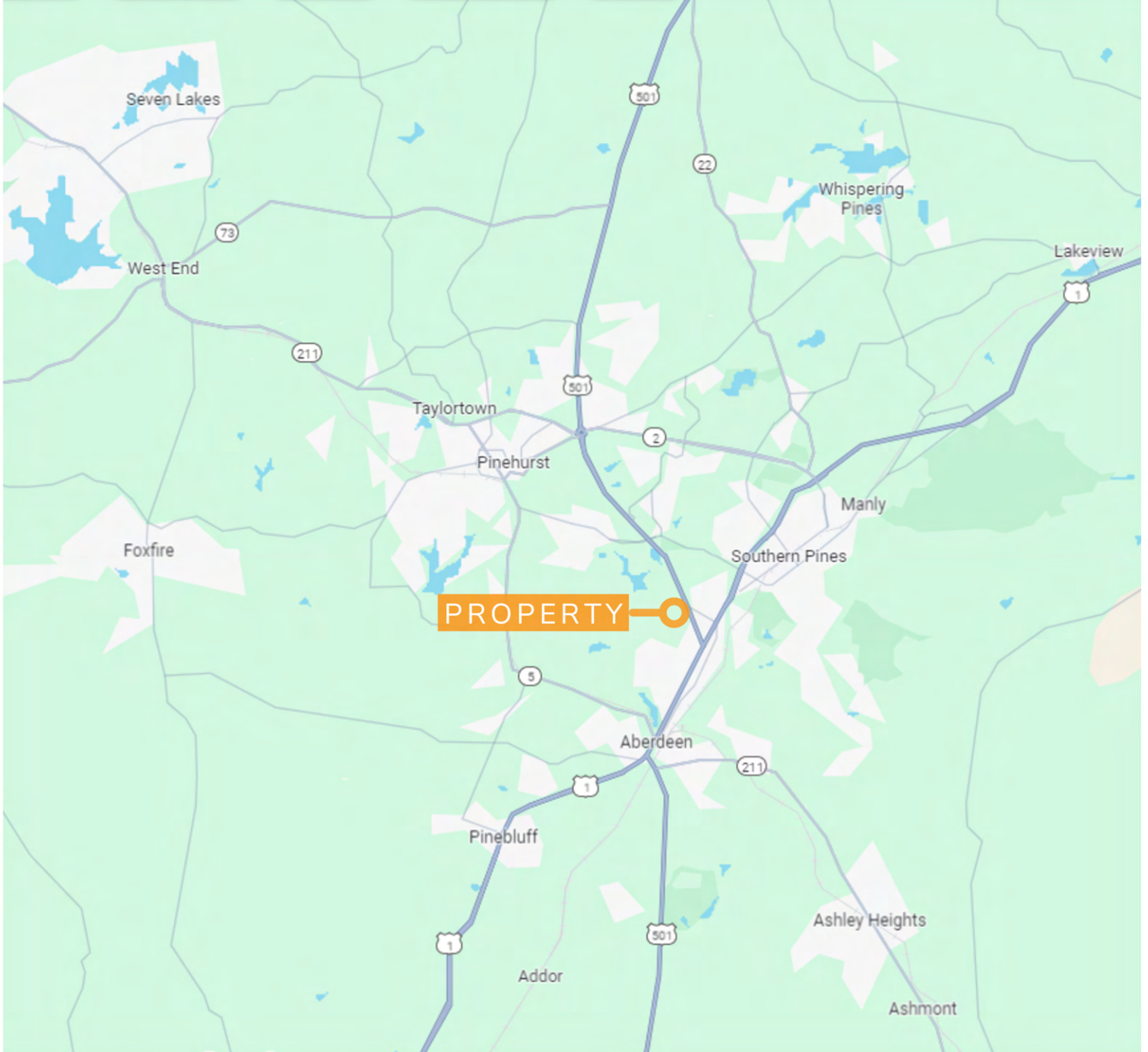


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LOCATION MAP



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