Cross Property 360 Property View

19863 Winfield Road, Fraziers Bottom, West Virginia 25560

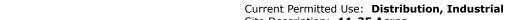
Listing

Address:

List Price: \$849,000 271537 ML#: Original Price \$849,000 Tax ID: 11-0151-0009-0003-0000 Status: Active

Sold Price: 19863 Winfield Road, Fraziers Bottom LP/SF: 25560 Putnam Zip:

County: SP/SF: Winfield Area: DOM: 92 **23.83 ACRES** Legal:



Site Description: 11-25 Acres

Foundation: Buildings: # Units:

Gross Building Square Feet: 14,400

Bays: Basement: 15'-18', Ceiling Hgt:

Clear Span Site Plan Docs on File: Zoning: **Office Park** Location:

Bus/Ind Park:

Parking: 21+ Spaces, Gravel Ann Utilities: Ann Grs Inc:

Ann Tax: \$3,964

Approx SqFt: Lse Sqft:

Lease Term: Other

Lease Info:

Deed: 580 Deed Book Page: Parcel #: 11-0151-0009-0003-0000 Patsy P. Smith Properties, LLC Owner:

Owner #:

Front - 0 Back - 0 Left - 0 Right - 0 Lot Size:

15.00 Acres:

Listing Information

Co-Brokerage Split: 2.5% Lockbox #:

Heating & Cooling: Other None Flooring: Other

Other (Remarks) Roof: Metal Walls:

220 Volt, 440 Volt Misc:

Exterior: Metal

Improvements/Utilities: 3-Phase Electric, Other (Remarks)

Great building with 14,400 interior square feet ready for new buildout. Excellent location for Remarks:

distribution/support heavy equipment with lay down yard close to new Route35 entrances. Building sits

on 15.8 acres with additional 10 acre frontage on Route 35 for \$1,250,000 for all 26+ acres.

Directions: 164W to Exit 40, toward US35N, right on WV62/817 Buffalo/Eleanor, slight right onto WV86, right on

wv-817S, property on the left.

Confidential Remarks:

Restrooms:

Office Information

Office: Berkshire Hathaway HS GER (810) Office Phone: (304) 346-0300 (304) 415-0607 Agent Name: <u>Duke Jordan (JORDADUK104)</u> Agent Phone:

Call Listing Agent, Vacant Show:

List Date: 04/09/2024 Expire Date: 05/09/25

Brokered by: Berkshire Hathaway HS GER, 1337 Virginia StreetCharleston, WV 25301, Michael Callaghan, Broker

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