

110 ENTERPRISE DRIVE ROCKY MOUNT, NC

FREESTANDING MEDICAL OFFICE

BUILDING FOR SALE



PROPERTY DETAILS

Sale Price	\$2,100,000
Address	110 Enterprise Drive Rocky Mount, NC 27804
Square Feet	8,566 SF
Year Built	2017
Parking Ratio	5.58/1,000
Roof Age	2017
HVAC	2017
Lot	1.54 acres
Zoning	B-5CU
Signage	Building & Monument



RCR is pleased to present 110 Enterprise Drive for sale. This property presents a premier opportunity for investors or owner-occupiers to own real estate in this thriving medical office sector. This well-maintained medical office building was built in 2017 and offers state-of-the-art facilities designed to meet the needs of healthcare professionals and their patients. With easy access to major highways US-64 and I-95, the property benefits from its position within a growing submarket that serves as a regional hub for healthcare, commerce, and education. Rocky Mount's strategic location between Raleigh and the Virginia border further enhances its appeal to medical tenants and patients seeking convenient access to top-tier care.

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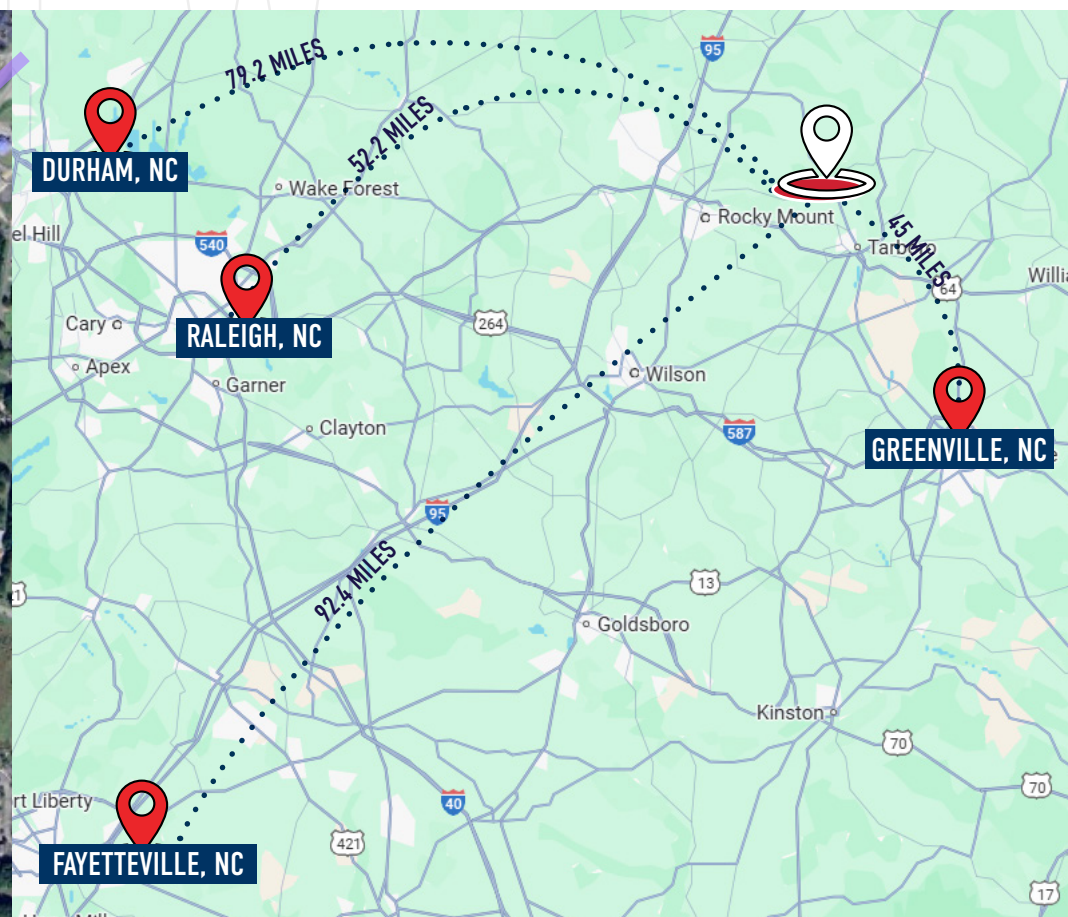
FLOOR PLAN



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LOCATION OVERVIEW



H I G H L I G H T S



LOCATION & ACCESSIBILITY:

- Easy access to major highways US-64 & I-95, offering seamless connectivity to surrounding submarkets including Raleigh-Durham
- Ideally situated in a healthcare hub
- Less than 1 mile from Nash General Hospital



RECREATION & KEY ATTRACTIONS:

- Quick access to coffee shops, dining and retail shopping centers
- Short drive to Rocky Mount Mills – a mixed-use campus of breweries, restaurants, lofts, office and event space
- Nearby to multiple parks linked by the seven-mile Rocky Mount Greenway



CLINICAL ECOSYSTEM:

- Strong clinical ecosystem in the immediate vicinity, offering incredible opportunity for strong referral patterns
- Neighboring medical tenants include Nash General Hospital, Boice-Willis Clinic, and Rocky Mount Pain & Spine

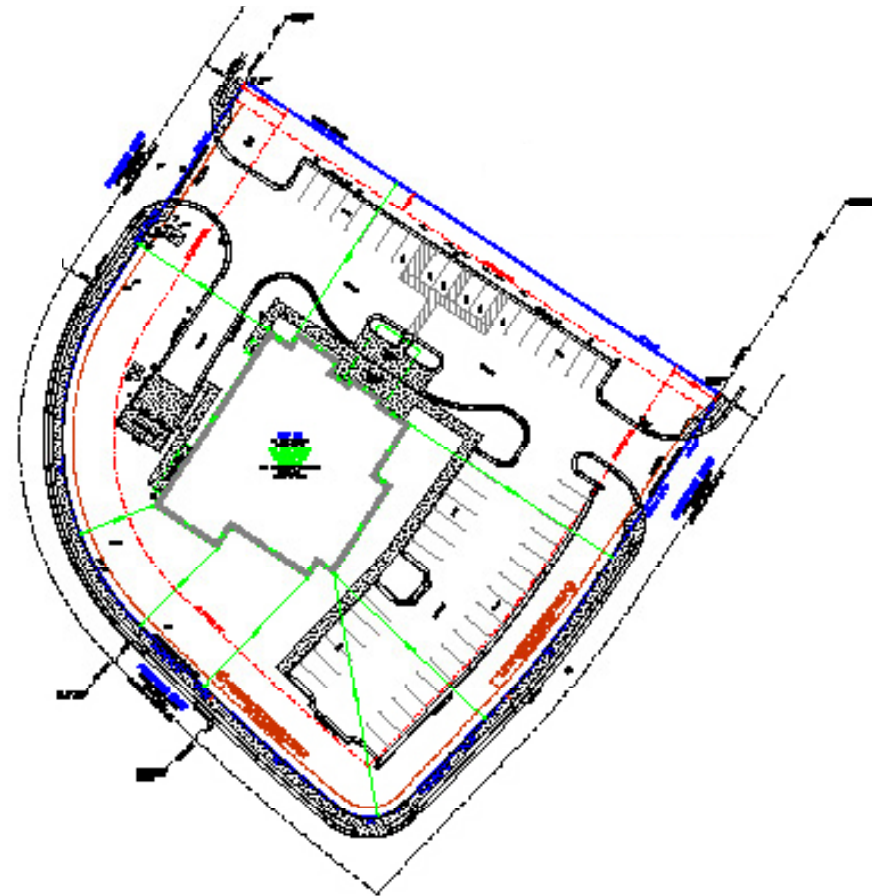
DEMOGRAPHICS*

	1 MILE	3 MILES	5 MILES
2024 Population	3,907	59,168	90,822
Average Household Income	\$72,197	\$68,598	\$71,266
Median Household Income	\$49,527	\$49,447	\$54,070
2024 Households	1,834	25,152	37,875
Median Age	39.5	40.8	41.7
Annual Growth 2024-2029	0.6%	0.6%	0.4%

**Source: CoStar*



SITE PLAN / SURVEY





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