



### Overview

Retail space available for lease. Located in downtown Lincolnton, this available space is located in a well established area. Street level with 5,400 sq. ft.; 3 large offices, 2 smaller offices with a set of restrooms and large open kitchen area. Partitioned walls make up entry walls to office, divided walls can be removed, if necessary. Full basement 5,400 square feet.

- Building 5,400 square feet available, street level, 54' wide by 100' deep
- Full Basement 5,400 square feet, 54' wide by 100' deep
- Zoned Commercial-Business (Retail)
- Built in 1930, well established

### Utilities:

- City Water
- City Sewer
- City Power
- Natural Gas
- Telephone and Internet Service Available

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**For Sale: \$275,000 or**  
**For Lease \$3,300 per month**

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