



REDUCED!! INCOME PRODUCING COMMERCIAL BUILDING FOR SALE IN CARTERET COUNTY WITH EXISTING TENANT NAPA

WITHDRAWN

Commercial building located at 609 Hwy 70 East Otway, NC with auto parts store as tenant serving Down East Carteret County. -Current gross income/sales price yields a 7% cap rate. - Excellent opportunity for those interested in getting started with investment real estate or buyer needing to facilitate a 1031 exchange.-

Commercial Property- Owner Financing available for pre-qualified buyer, buyers with downpayment, terms and conditions to be determined.-

Motivated seller- Approximately 4224 +/- square feet of single tenant occupied building located in down east carteret county. - Tenant is a nationally recognized auto parts retailer. - This retail location serves the needs of the local residences as well as the weekend warriors and 2nd home owners in down east carteret county. Their is potential for increasing rent with improvements made to the property. Current Gross Income/Sales Price yield 7% captalization rate. -Excellent property for 1031 exchange or investor looking to own a property under -250 K. -On another note, -Carteret County received the # 1 location to retire in NC by Niche.com -This ranking and exposure will surely increase population and demand for services offered by tenant in the area. Seize your opportunity today to own a piece of investment real estate in Carteret County, NC. -Contact the listing agent today to receive a property proforma.

Disclosure: All information contained was deemed to be obtained from reliable sources. -

Each year on the first weekend in December, the Core Sound Decoy Guild hosts its annual Core Sound Decoy Festival on Harkers Island. This unique celebration boasts local waterfowl art, music, seafood, museum exhibits and more. It also includes educational displays, competitions, arts and crafts, community boatbuilding and a fellowship service on Sunday morning. It's the perfect way to experience the holiday season "Down East." This event is fun and family-friendly, so make your way out to the Core Sound Decoy Festival this December! 2021 Core Sound Waterfowl Weekend Schedule Schedule TBD

Waterfowl Weekend Contact Info Core Sound Museum and Heritage Center 1785 Island Road Harkers Island, NC 28531 Website: www.coresound.com

The Cape Lookout Lighthouse is a 163-foot-high lighthouse located on the southern Outer Banks of North Carolina. It flashes every 15 seconds and is visible at least 12 miles out to sea and up to 19 miles. It is one of the very few lighthouses that operate during the day. It became fully automated in 1950. The Cape Lookout Lighthouse is the only such structure in the United States to bear the checkered daymark, intended not only for differentiation between similar light towers, but also to show direction. The center of the black diamonds points in a north-south direction, while the center of the white diamonds points east-west.

MORE DETAILS

Address:
609 Hwy 70 East
Otway, NC 28516

Acreage: 0.5 acres

County: Carteret

MOPLS ID: 20394

GPS Location:
34.772900 x -76.554700

PRICE: \$225,000

CONTACT AGENT



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OWNER/PRESIDENT

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