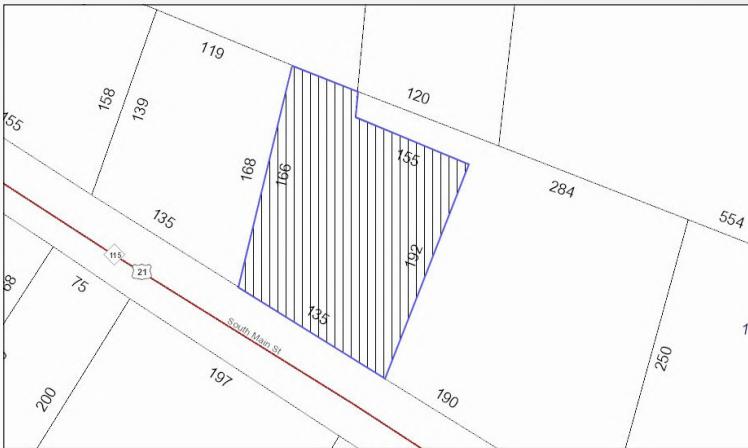


335 South Main Street

Troutman, NC 28166

EquityCP.com



For more information or to schedule a tour, please contact:

Eric Thompson

Broker

704-902-2757

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Lewis Spivey

Broker

704-363-1401

lspivey@equitycp.com

For Sale \$249,000

Approximately +/- 1,362 SF on Hwy 21 in Troutman. Less than 2 miles from I-77 at exit 42. The property has the potential for investment/owner user on a highly traveled road. Located across from Troutman Elementary. Property is on 0.60 acres with 135' of road frontage on Hwy 21. Two meters/entrances for the potential for multi-tenants. Great location in Troutman that is seeing growth moving in from the Mooresville area.



Equity Commercial Properties

114 Morlake Dr.
Suite 104
Mooresville, NC

Office 704-799-9202
EquityCP.com

335 South Main Street

Troutman, NC 28166

EquityCP.com



Property Details

Price:	\$249,000
Square Footage:	+/-1,362
Zoning:	HB
Proximity to I-77:	> 2 miles (Exit 42)
Acres:	+/- 0.60
Purposed Use:	Investment / Owner User
Road Frontage:	+/- 135' (Hwy 21)

