

FOR LEASE

2401 Penny Road, Suite 103
High Point, NC 27356
1020 +/- SF

1,020 +/- SF



1007 Battleground Avenue, Suite 401
Greensboro, NC 27408
336-379-8771



Brian Burnham, Broker
bburnham@bipinc.com
C: 336-362-5612
P: 336-541-5522

2401 Penny Road, Suite 103, High Point, NC 27356

FOR LEASE

This strip center has tremendous front footage on Eastchester and Penny Road at a four-way intersection across from Chick-Fil-A and Panera Bread. If your business requires traffic, visibility and a location which is easy to find, please see if our layouts fit your needs.

- 1,020+/- SF space available
- Open Space
- Former Smoothie Shop
- 63 common parking spaces
- Nearby restaurants and shopping
- Halfway between Greensboro and High Point
- **Lease rate:** \$18.00 NNN **TICAM:** \$4.58

LOCATION

- High traffic Intersection of Hwy 68 (Eastchester Dr) 40,000 cars per day
- Neighboring businesses include Panera Bread, Chick-Fil-A, McDonalds
- Across the street from Palladium Shopping Center
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ZONING

- GOM (Office/Retail)

DIRECTIONS

I-40 to Hwy 68, head South 3 miles to Penny Road, turn right. Property is on the left.

Property Details

Available SF	Suite 103 - 1,020 +/- SF	
Zoning	GOM (Office/Retail)	
Year Built	1996	
Parking	63 Common Spaces	
Lease Price	\$18.00/SF	TICAM \$4.58



POPULATION

2 Mile	5 Miles	10 Miles
22,866	114,058	390,576



AVERAGE HH INCOME

2 Mile	5 Miles	10 Miles
\$99,020	\$80,318	\$76,012



TRAFFIC

West Wendover Road
32,987 Vehicles Per Day



Deep River Pointe Business Center



Suite	Tenant	Size (SF)
101	Singha Thai	3,049
103	AVAILABLE	1,020
105	B Glam Beauty	1,743
107	Chiropractor	2,040
109	Wine & Design	1,224

Neighbors





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