

FOR SALE OR LEASE  
**25 W. Guilford Street**  
**Thomasville, NC 27360**



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

**Contact:**



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## 25 W. Guilford Street Thomasville, NC 27360 FOR SALE OR LEASE

### PROPERTY OVERVIEW

Beautifully maintained, turn-key medical office in Downtown Thomasville. Fully equipped and ready for immediate use. All furniture and equipment included in asking price.

Directions to Property: Business 85 to Hwy 109/Salem Street exit. Right on Guilford Street, building is on the left.

Total Square Footage: 3,888 +/- SF

Zoning: C4

Acreage: 0.51 +/- acres

Parking: 25-30 spaces

Ceiling Height: 9'8"

Year Built: 1966

Sales Price: \$625,000

Lease Price: \$15 PSF Modified Gross



### POPULATION



1 Mile	3 Miles	5 Miles
9,322	32,933	160,706

### AVERAGE HH INCOME



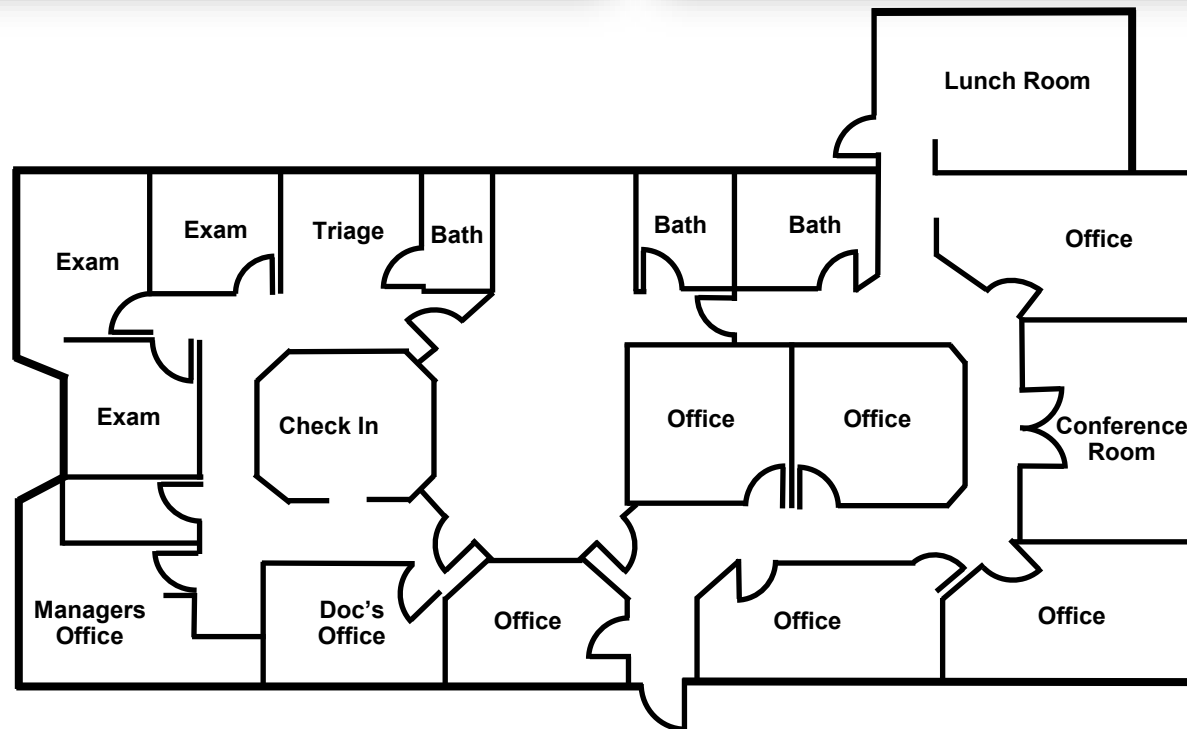
1 Mile	3 Miles	5 Miles
\$37,971	\$47,838	\$67,971

### TRAFFIC

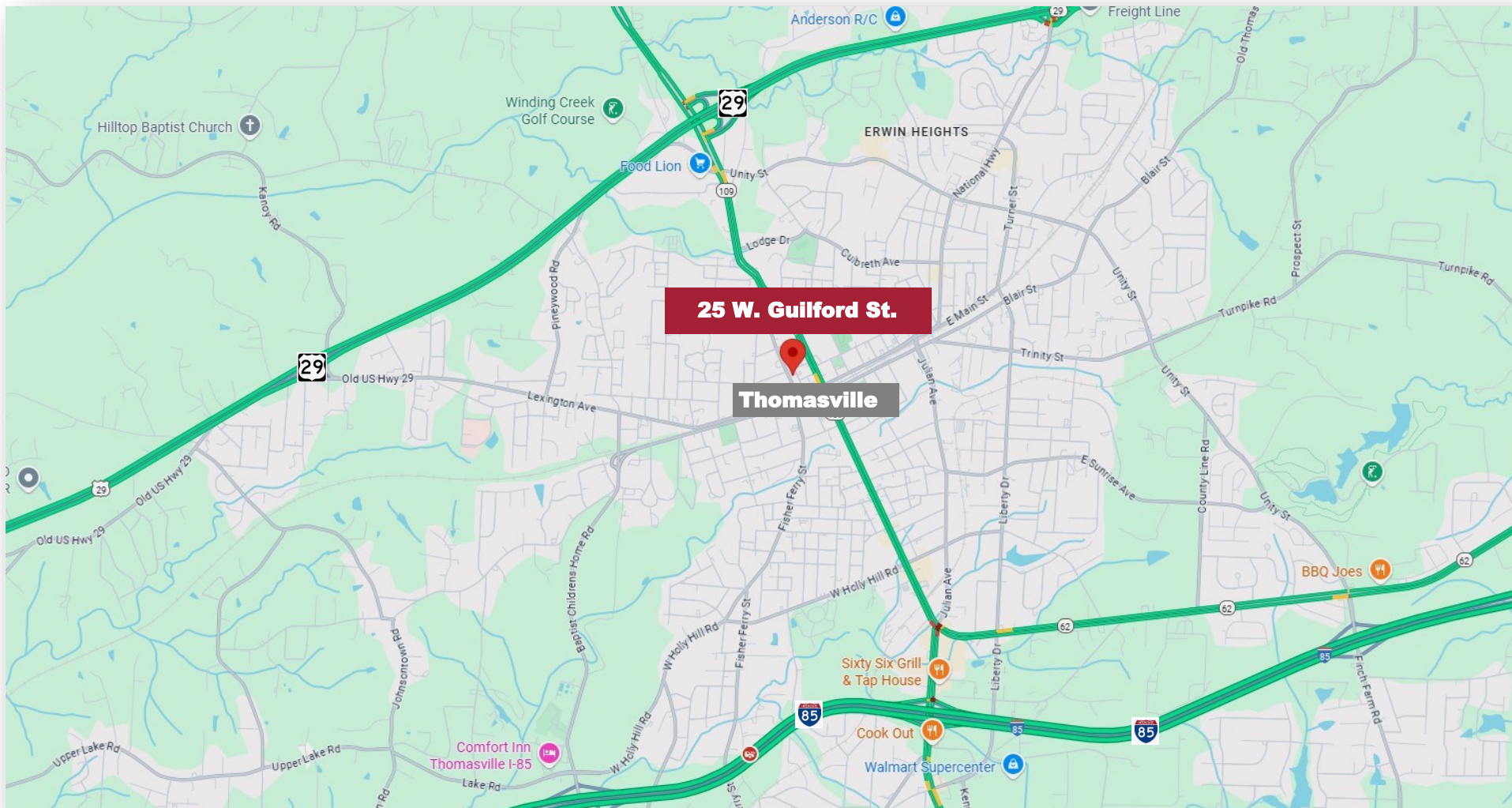


Main Street & Trade Street

4,605 Vehicles Per Day







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The statements and figures herein while not guaranteed are secured from sources believed to be authoritative. This offering is subject to change of price, prior lease or sale and or withdrawal without notice. Prospects should verify all information. Variable commission for Brokers.