

B
BROWN INVESTMENT
PROPERTIES

EST. 1960

(336) 379-8771 | www.bipinc.com

**1.41 +/-
Acres**

**3857 Battleground Avenue
Greensboro, NC 27410**

Contact: Austin Hill, Broker
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P: 336-541-5510
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FOR SALE
1.41 +/- Acres
\$399,000

3857 Battleground Avenue Greensboro, NC 27410

FOR SALE: \$399,000

Address: 3857 Battleground Avenue, Greensboro, NC 27410

Acreage: 1.41 +/- acres

Zoning: O (Office)

Price: \$399,000

Tax PIN: 7847411134 (Guilford County)

1.41 +/- acre development site located along highly desirable Battleground Avenue. This site would serve well for a medical or professional Office use. Less than 1/4 mile from the Battleground Avenue exit at I-840. Convenient to all of Greensboro and many area amenities.



POPULATION

1 Mile	3 Miles	5 Miles
9,305	46,755	121,560



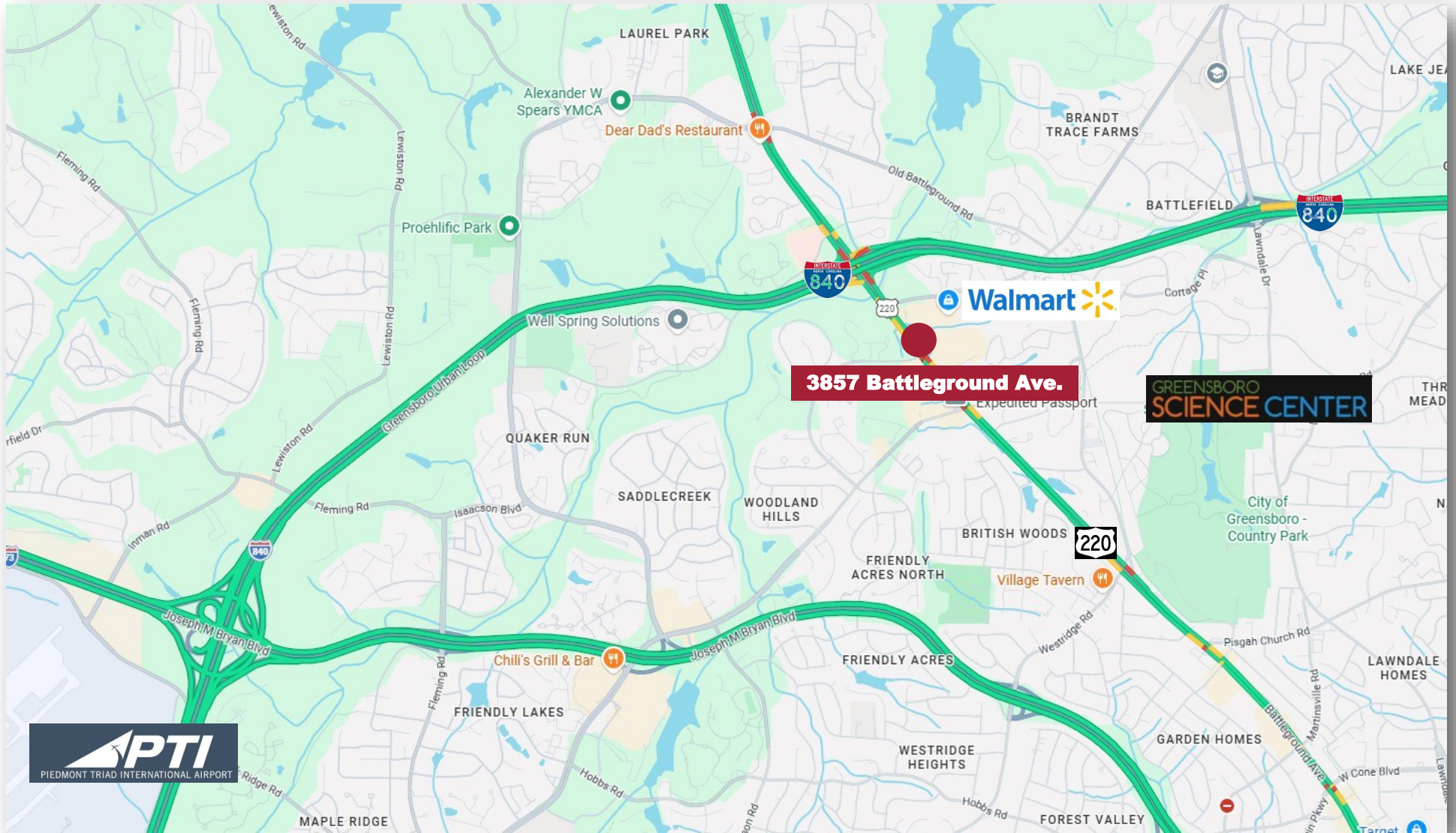
AVERAGE HH INCOME

1 Mile	3 Miles	5 Miles
\$68,827	\$88,891	\$110,475



TRAFFIC





1007 Battleground Avenue, Suite 401, Greensboro NC 27408

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.