

# DUMMITFRADIN

## ATTORNEYS AT LAW

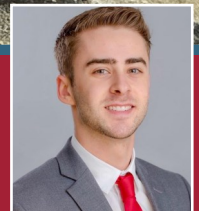
Class-A Office

412 W. Market Street  
Greensboro, NC 27401



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

Austin Hill, Broker  
ahill@bipinc.com  
P: 336-541-5510



412 W. Market Street, Greensboro, NC 27401

## LEASE OPPORTUNITY

Exceptional free-standing office building located along busy West Market Street. Unparalleled downtown location within walking distance to Guilford County Courthouse. Completely renovated in 2014. Property offers private parking with access from West Market Street. Contact Broker for further details.



## PROPERTY FEATURES

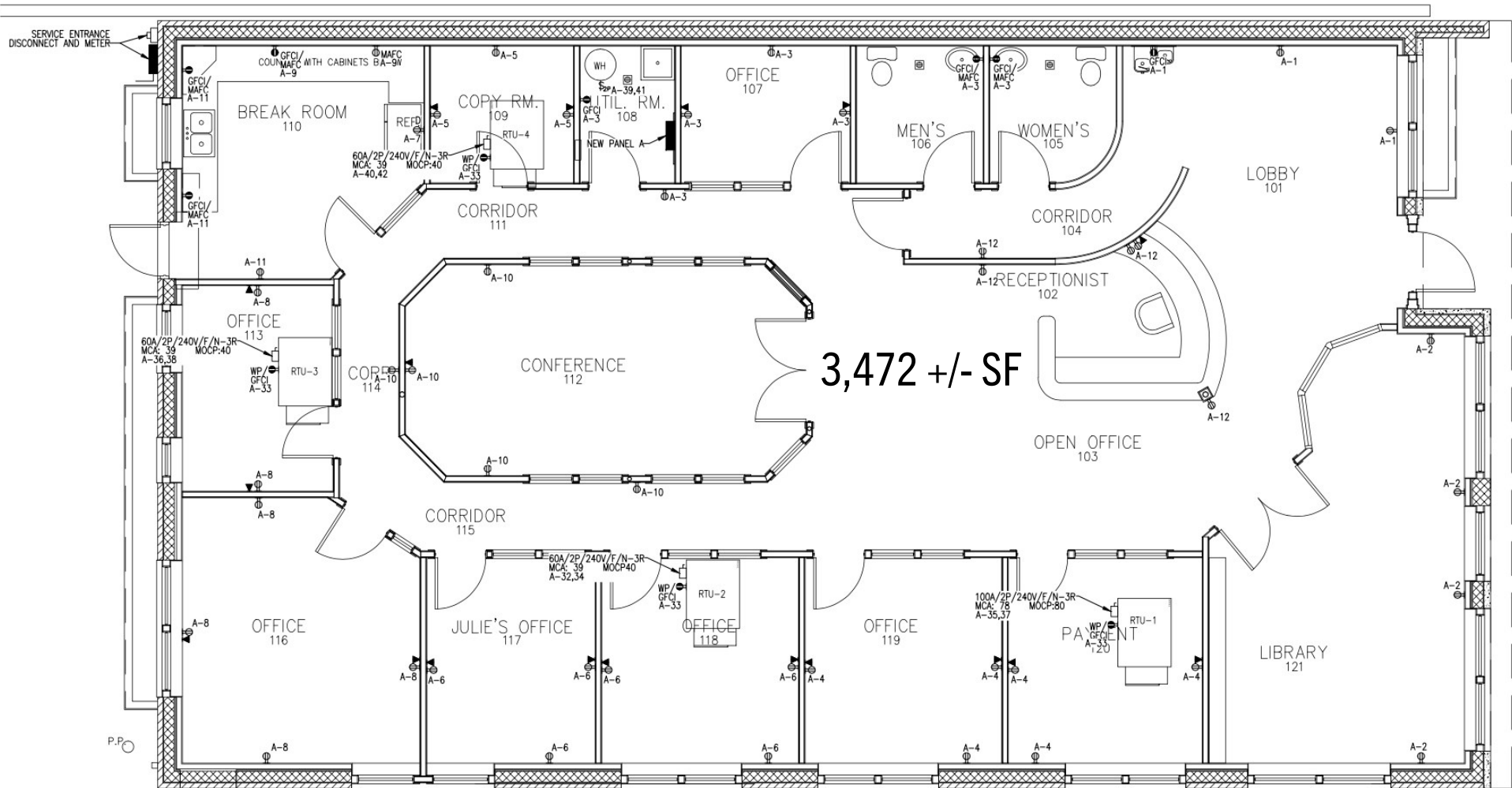
- 3,472 +/- SF- Free-Standing Office Building
- \$25/SF Modified Gross
- Zoned - CB (Central Business)
- Class A finishes
- 10 Parking spaces
- Efficient office layout
- Built in 1956-Renovated in 2014
- Downtown location





*Floor plan not to scale. Used for illustrative purposes only.*

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Within Walking Distance to Guilford County Courthouse







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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.