

Lake Jeanette Station
3610 N. Elm Street
Greensboro, NC 27455

FOR LEASE



Lake Jeanette Station

3610 N. Elm Street, Greensboro NC

Property Features

- Exciting opportunity in a strong office/retail location
- **Suite A** (2,818 SF) available
- Office space with multiple private offices, conference room, breakroom and reception area
- Plenty of parking
- Professionally managed
- Call Broker for rates

Location

- This property is approximately one-third mile from Interstate I-840 at the N. Elm exit
- This space is an end unit



Demographics	2 Miles	5 Miles	10 Miles
2023 Population	35,278	148,915	354,721
Avg HH Income	\$85,597	\$81,860	\$76,524
2023 Households	14,600	61,501	144,723
2023 Traffic - N. Elm St & Pisgah Church Rd - 18,405 VPD			

E 5,326 SF	D 5,105 SF	C 1,570 SF	B 2,303 SF	A 2,818 SF
Salvation Army	Burn Bootcamp	My Sweet Little Bake Shop	LabCorp	AVAILABLE



Note: All proposed uses are only a recommendation. All uses are subject to planning and zoning approval. Demographics taken from CoStar.

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.



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