



# AVAILABLE FOR SALE

Retail

HWY 41

Wallace, North Carolina



For more information:

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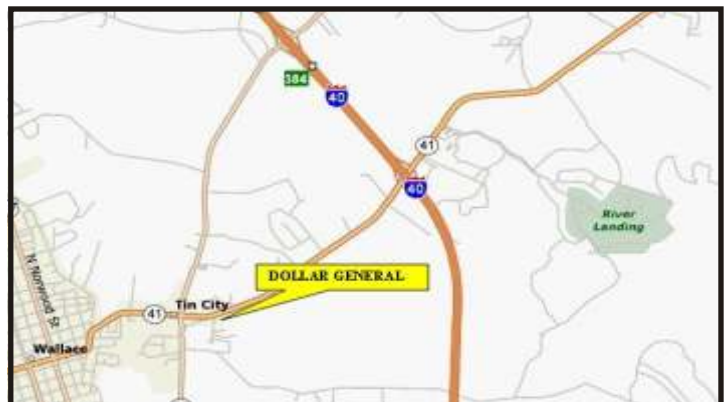


- Year Built: 2003
- GF Area: 8,000
- Steadily increasing sales
- Adjacent to Food Lion and Walgreens
- Easy access to I-40

**FOR SALE: \$ 649,000**

**Remaining Lease Term:**  
10/1/2007 - 10/1/2012  
\$50,000 annually NNN

**Renewal Option:**  
10/1/2012 - 10/1/2017  
\$54,000 annually NNN



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