

# 2414 RANDLEMAN ROAD

FOR SALE | GREENSBORO, NC 27406

Linville | Team Partners

COMMERCIAL REAL ESTATE



## PROPERTY HIGHLIGHTS

PROPERTY TYPE	Retail, Restaurant
AVAILABLE SF ±	3,482
SALE PRICE	\$750,000

## DESCRIPTION

Prime real estate opportunity with ±3,482 SF building, formerly home to the well-known Sub Station II restaurant, situated on a generous 1.2 acre lot in Greensboro, NC. This versatile property offers a fantastic canvas for various commercial ventures, from continuing as a dining establishment to transforming into a retail space, office, or mixed-use development. The building features a spacious interior layout, outdoor seating, and a drive-through. The large lot provides abundant parking and room for potential expansion. Situated in a high-traffic area, this property enjoys excellent visibility and accessibility, making it an attractive choice for businesses looking to capitalize on Greensboro's growing market.



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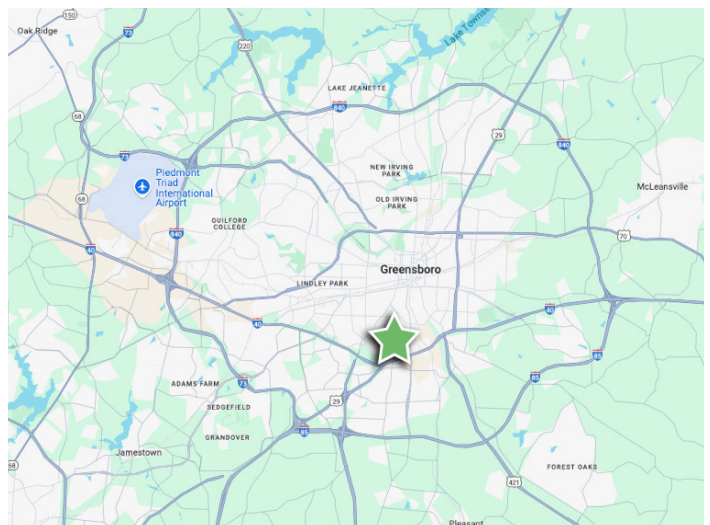
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## KEY FEATURES

- 3,482 SF situated on 1.2 acres
- Currently a dining establishment- potential to transform into a retail space, office, or mixed-use development
- Spacious interior layout, outdoor seating, and a drive-through
- Abundant parking and room for expansion
- Excellent visibility and accessibility



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DRIVE-THROUGH ON SIDE OF BUILDING



## PROPERTY INFORMATION

PROPERTY TYPE	Retail, Restaurant	RESTROOMS	2
AVAILABLE SF ±	3,482	EXTERIOR	Stud - Stucco
ACRES	1.2	ZONING	C-M
YEAR BUILT	1970	TAX PIN	7863-33-2494

## PRICING & TERMS

SALE PRICE \$750,000

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