


Comm Sale or Lease

Lot # 3 lots

Current Price: \$559,000

	City Limits:	Yes	SqFt - Apx Total:	14,854
	County:	Pasquotank	SqFt - Heated (Primary):	14,854
	Location Type:	Mainland	SqFt - Office:	14,854
	Marketing City:	Elizabeth City	SqFt - Total Available:	14,854
	Subdivision:	None	HOA:	No
	New Construction:	No	Lot Dimensions:	tbd
	Sub-Type:	Deeded Parking	Year Built:	1968
	Garage:	Private	Zoning:	CB
	Space:	Yes		
	# of Parking Spaces:	17		

Attic: None	HOA Amenities: No Amenities	Parking Features: Additional Parking; Asphalt
Basement: None	Heating: Heat Pump	Possession: At Closing
C & I Features: None	Heating System Fuel Source: Natural Gas	Road/Trans Access: Airport: 6 - 10 Miles; County Highway: Less than 5 Miles; Interstate: 16+ Miles; Port: 16+ Miles; Rail: 16+ Miles; State Highway: Less than 5 Miles
Construction: Brick/Stone	Location: Cent Business District	Roof: Flat
Cooling: Central; Heat Pump	Lot Description: Corner Lot	Road Type/Frontage: 2 - 3 Lanes; Public (City/Cty/St)
Exterior Finish: Brick; Glass	Lot Water Features: None	Showing Instructions: Call Listing Agent; Lockbox; Vacant
Foundation: Slab		Sale/Lease Includes: Buildings; Land
Terms: 1031 Exchange; Cash; Conventional		Service Providers: Electric Provider: City of Elizabeth City; Natural Gas Provider: Dominion Gas; Sewer Provider: City/Town; Water Provider: City of Elizabeth City
Fuel Tank: None		Sub-Type: Food Service; Office; Business Service; Professional Service
Flooring: Carpet; Tile		Electric Provider: City of Elizabeth City
Current Use: Commercial; Vacant		Water Heater: Electric
		Utilities: City Water; Electricity Connected; Municipal Sewer; Natural Gas Connected; Phone Available

Cobra Zone:	Yes	Deed Book:	1416	Plat Book:	3
Total City Real Estate Property Tax:	\$2,104.53	Deed Page:	125	Plat Page:	43
		Federal Flood Ins Avlbl:	Yes	Total Real Estate Property Taxes:	\$4,316.07
		PID:	3 PINs 891308897574	Special Assessments:	N/A
		Tax Identifier:	891308897574 891308898643 891308897674	Tax Assessed Value:	\$356,700
				Tax Year:	2022

Marketing/Public Remarks: Iconic Downtown Elizabeth City building for sale. Formerly Wells Fargo Bank, 14,854 sq ft, 2 stories, 1st floor has 7 offices, huge reception and waiting area, restrooms, safe, and drive thru. 2nd floor has 9 offices, safe, break room, 3 large multipurpose rooms, 2 restrooms, file room, conference room, and large reception area. 17 parking spaces and includes 3 parcels. ATM lease will provide income in the future.
Legal: Financial use restriction through July 12 2023
Sign on Property: Yes
Directions to Property: Downtown at the Corner of Main Street and MLK.

Auction:	No	Effective Date:	04/18/2023	Status:	Active
Broker Owner:	No	Listing/Lease Price:	\$559,000		
Seller Rep.:		Prospect Exempt:	No		
	%	Sale/Lease:	Sale		
Days on Market:	142	Stipulation of Sale:	None		
		Variable Comm:	No		
Listing/Lease Price:	\$559,000				
List Price/SqFt:	\$37.63				

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