

100553013 Comm Sale or Lease		610 E Fearing Street , Elizabeth City, NC 27909 Listing Office: Rich Company		Active Current Price: \$228,250	
		City Limits:	Yes	SqFt - Heated	1,213
		County:	Pasquotank	(Primary):	
		Location Type:	Mainland	SqFt - Retail/Display:	1,213
		Marketing City:	Elizabeth City	SqFt - Total Available:	1,213
		Subdivision:	N/A	Total Road Frontage:	26
		New Construction:	No	Lot Dimensions:	Approx 47' x 27'
		Garage:	N/A	Year Built:	1945
		Space:	Yes	Zoning:	CB
		# of Parking	0		
		Spaces:			
		# of Units:	1		
		Lot Acres:	0.03		
		Lot SqFt:	1,213		
Basement: None Cooling: Central Air Exterior Finish: Brick Foundation: Brick/Mortar Terms: Cash; Conventional Fuel Tank: None Flooring: Wood Current Use: Commercial; Retail		Heating System Fuel Source: Electric Location: Cent Business District Lease Types: Gross		Parking Features: Public; Street Only Possession: At Closing; Subject To Tenant Rights Roof: Flat; Membrane Road Type/Frontage: 2 - 3 Lanes; Public (City/Cty/St) Showing Instructions: Appt Required; Call Listing Agent Sale/Lease Includes: Buildings Business Type: Professional/Office; Retail; Business Service; Commercial; Professional Service Utilities: Electricity Connected; Sewer Connected; Water Connected Sewer: Municipal Sewer Water Source: Municipal Water	
Cobra Zone:	No	Deed Book:	1355	Plat Book:	Condo Book 3
		Deed Page:	791	Plat Page:	Condo Page 50-52
		Federal Flood Ins Avlbl:	Yes	Total Real Estate Property Taxes:	\$3,150.14
		PID:	TBD	Special Assessments:	N/A
		Tax Identifier:	891308992187	Tax Assessed Value:	\$184,300
				Tax Year:	2026

Marketing/Public Remarks: Invest in the heart of Downtown Elizabeth City with this newly renovated income producing historic commercial space. Offered at \$228,250, this 1,213 sq ft one-story unit features a charming historic façade and prime storefront location just steps from Water Street and the Pasquotank River. The space includes an open retail/showroom area, one private office, and a restroom. Part of a newly recorded five-unit condominium, with declaration and boundary survey included. This space is currently occupied, renting for \$1,730/month. Lease ends June 20, 2029. Built in 1945 and fully renovated from 2020-2022, including new framing, electrical, plumbing, HVAC, TPO roof, and fire suppression system. Zoned Central Business District and surrounded by local shops and restaurants. A rare opportunity to own a turnkey historic downtown asset.

Agent Remarks: Part of a newly recorded condominium. Please note that individual units have not yet been assessed by the Tax Office and have not been assigned individual parcel IDs. The property is currently under one ownership. The current annual property taxes for the entire building are \$3,150.14. The property has not been reassessed since renovations were completed in 2022.

Legal: 604 Fearing LLC

Sign on Property: Yes

Showing Instructions: Showing by appointment only to prequalified buyers.

Appointment Contact: Kellen Long **Appt. Center Phone:** 252-562-8889

Directions to Property: From Water Street, turn onto Fearing Street, and the property will be the second building on your right.

Agreement Service:	Full Service	Effective Date:	02/05/2026	Status:	Active
Agreement Type:	Exclusive Right To Sell	Listing/Lease Price:	\$228,250	Status Change Date:	02/05/2026
Owner:	604 Fearing LLC	Original List Price:	\$228,250		
Broker Owner:	No	Prospect Exempt:	No		
Seller Rep.:	Has owned the property for at least one year	Sale/Lease:	Sale		
		Stipulation of Sale:	Standard		
Cumulative Days on Market:	243	EMD Trust Account:	No		
Days on Market:	243				
Definition:	RE W/O Business				
Expiration Date:	10/31/2026				
Listing/Lease Price:	\$228,250				
List Price/SqFt:	\$188.17				

Listing Member:	Name Kellen Long 362488	Office Listing Office: Rich Company	Primary 252-562-8889	Other Office 252-338-5432	E-mail kellen.long11@gmail.com	Other Email
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