

100579124 212 W Water Street , Plymouth, NC 27962 Active
Comm Sale or Lease Listing Office: Rich Company Current Price: \$220,000



City Limits:	Yes	SqFt - Apx Total:	3,084
County:	Washington	SqFt - Heated (Primary):	3,084
Location Type:	Mainland	SqFt - Total Available:	3,084
Marketing City:	Plymouth	Total Road Frontage:	70
Subdivision:	N/A	HOA:	No
New Construction:	No	Lot Dimensions:	73,55x221.65x70.8x221.11
Garage:	N/A	Year Built:	1990
Lot Acres:	0.36	Zoning:	Central Busines
Lot SqFt:	15,899		
Deed Restrictions:	No		

Construction: Wood Frame	HOA and Neigh Amenities: Boat Dock	Possession: At Closing
Cooling: Central Air	Heating: Heat Pump	Roof: Composition
Exterior Finish: Brick; Shake Siding	Heating System Fuel Source: Natural Gas	Road Type/Frontage: 2 - 3 Lanes; Public (City/Cty/St)
Foundation: Crawl Space; Raised	Lot Description: Corner Lot	Showing Instructions: Call Listing Agent; Lockbox
Terms: 1031 Exchange; Cash; Conventional; Other	Lease Types: NNN	Sale/Lease Includes: Buildings; Land
Flooring: Carpet		Business Type: Business Flex; Education/School; Medical; Professional/Office; Business Service; Commercial; Franchise; Professional Service; Wholesale
View Type: River		Utilities: Electricity Connected; Natural Gas Connected; Water Connected
		Sewer: Municipal Sewer
		Water Source: Municipal Water

Cobra Zone:	No	Deed Book:	555	Plat Book:	N/A
		Deed Page:	941	Plat Page:	N/A
		Federal Flood Ins Avlbl:	Yes	Special Assessments:	N/A
		PID:	6767.07-57-6506	Tax Assessed Value:	\$154,600
		Tax Identifier:	6767.07-57-6506	Tax Year:	2026

Marketing/Public Remarks: Charming Brick and Cedar Shake two story commercial building on Water Street in downtown Plymouth with plenty of very large windows and a direct view of the Roanoke River and historic Roanoke River Lighthouse. Property is located in an Opportunity Zone! Elevated on a high crawl space with a large 221' by 70' lot that is +/-0.365 acres. First floor is +/- 1,731 sq ft with a 9x9 foyer, 18x9 office facing the River, and the rest of the first floor is very open with the exception of the staircase and restroom under the stairs. Upstairs is an additional +/- 1,007 sq ft consisting of a large open 41' x 30' room and a side bar sink and small second restroom upstairs. Property could be leased as well for \$2,000 triple net.

Legal: Water & Monroe
Sign on Property: Yes
Showing Instructions: Call Broker
Appointment Contact: Alex Rich **Appt. Center Phone:** 252-256-1279
Directions to Property: Enter 212 W Water Street into your navigation app.

Agreement Type:	Exclusive Right To Sell	Effective Date:	06/04/2026	Status:	Active
Owner:	Angela P. Russell and Keisha A. Hall	Listing/Lease Price:	\$220,000	Status Change Date:	06/04/2026
	JTWROS	Original List Price:	\$220,000		
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:	1	EMD Trust Account:	No		
Days on Market:	1				
Definition:	RE W/O Business				
Expiration Date:	05/31/2027				
Listing/Lease Price:	\$220,000				
List Price/SqFt:	\$71.34				

	Name	Office	Primary	Other	Office	E-mail	Other Email
Listing Member:	Alex Rich 261159	Listing Office: Rich Company	252-256-1279		252-338-5432	alexanderbrich@gmail.com	

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