

FRANKLIN SQUARE

1829 EAST FRANKLIN STREET SUITE E, F, CHAPEL HILL, NC 27514



PROPERTY DESCRIPTION

Introducing a fantastic investment opportunity or an ideal space for law offices, medical practitioners, dental professionals, or shared workspaces. This commercial Office condo is nestled within the esteemed Franklin Square office complex, located minutes away from I/40 and downtown Chapel Hill.

This well-designed office features a welcoming reception area, setting a professional and inviting tone for clients and visitors. With five internal offices, you'll have ample space to accommodate your team or create private work areas. Whether conducting meetings, brainstorming sessions, or client presentations, the dedicated conference area provides a suitable environment for collaboration.

In addition to the functional workspace, this Office condo boasts a convenient break room where you and your team can recharge during breaks. A separate copier room ensures easy access to essential office equipment, enhancing productivity.

OFFERING SUMMARY

Sale Price:	\$420,000
Number of Units:	1
Building Size:	1,758 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	248	968	3,719
Total Population	621	2,505	9,542
Average HH Income	\$82,184	\$87,759	\$103,023



ABOVE & BEYOND
Each office independently owned and operated

128 W Margaret Ln
Hillsborough, NC 27278-2548

555.555.5555

REMAXABOVEANDBEYONREALTY.COM

SCOTT COBB
Lead Commercial Broker
336.516.5591
scobb@remax.net

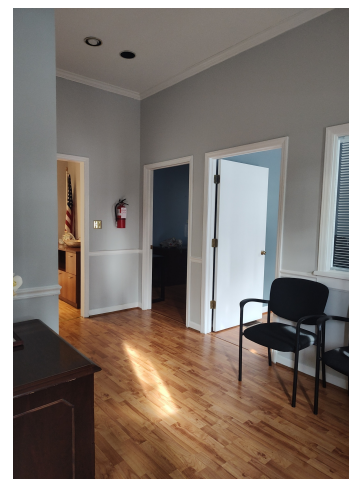
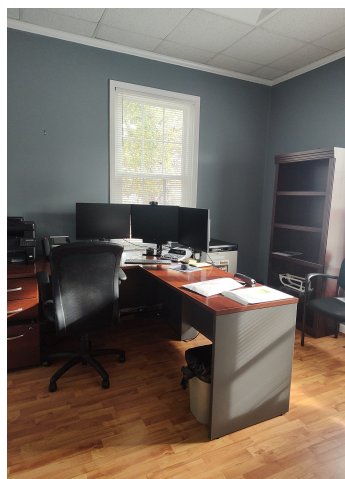
FOR SALE

OFFICE BUILDING

ADDITIONAL PHOTOS

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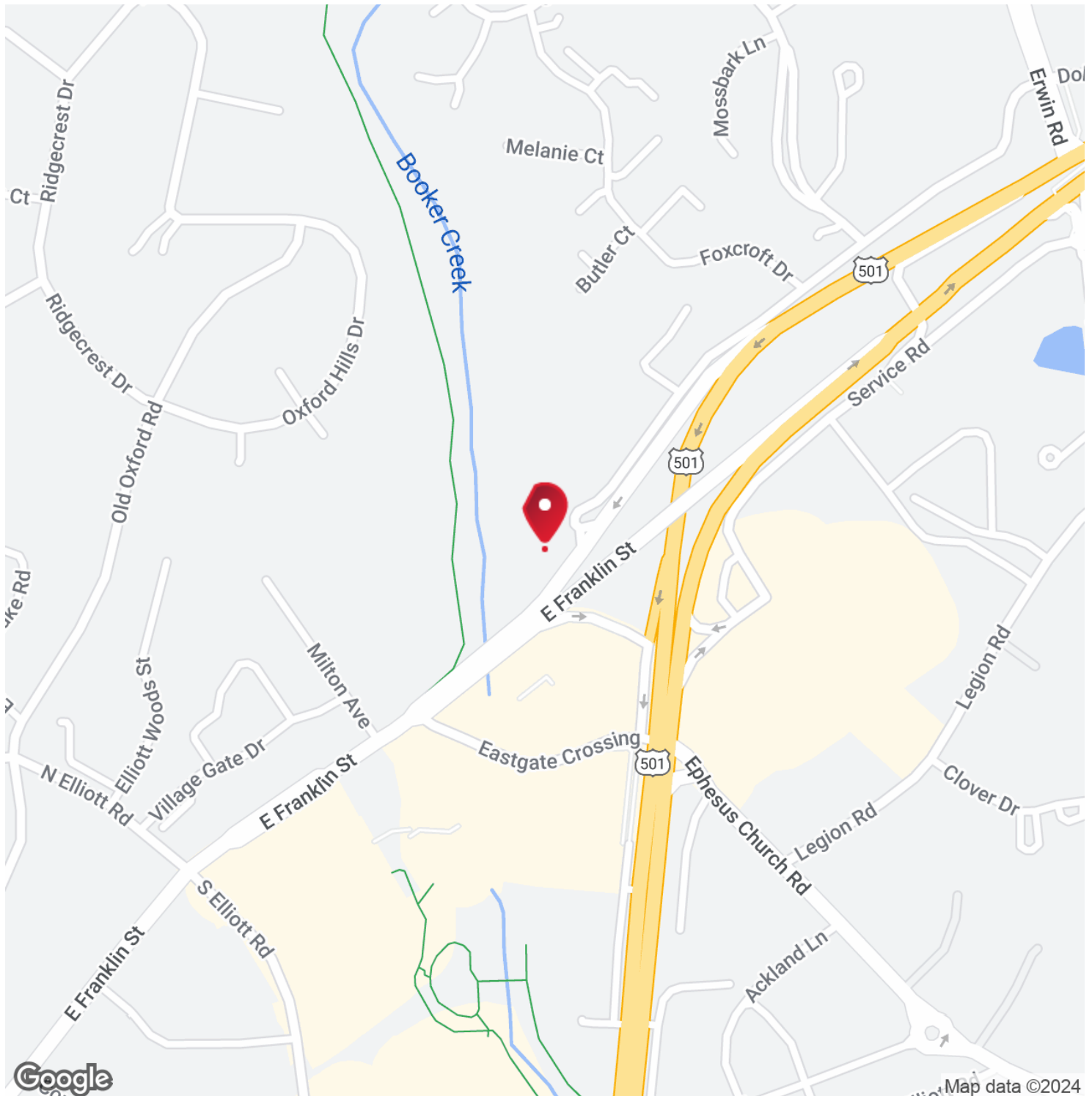
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LOCATION MAP

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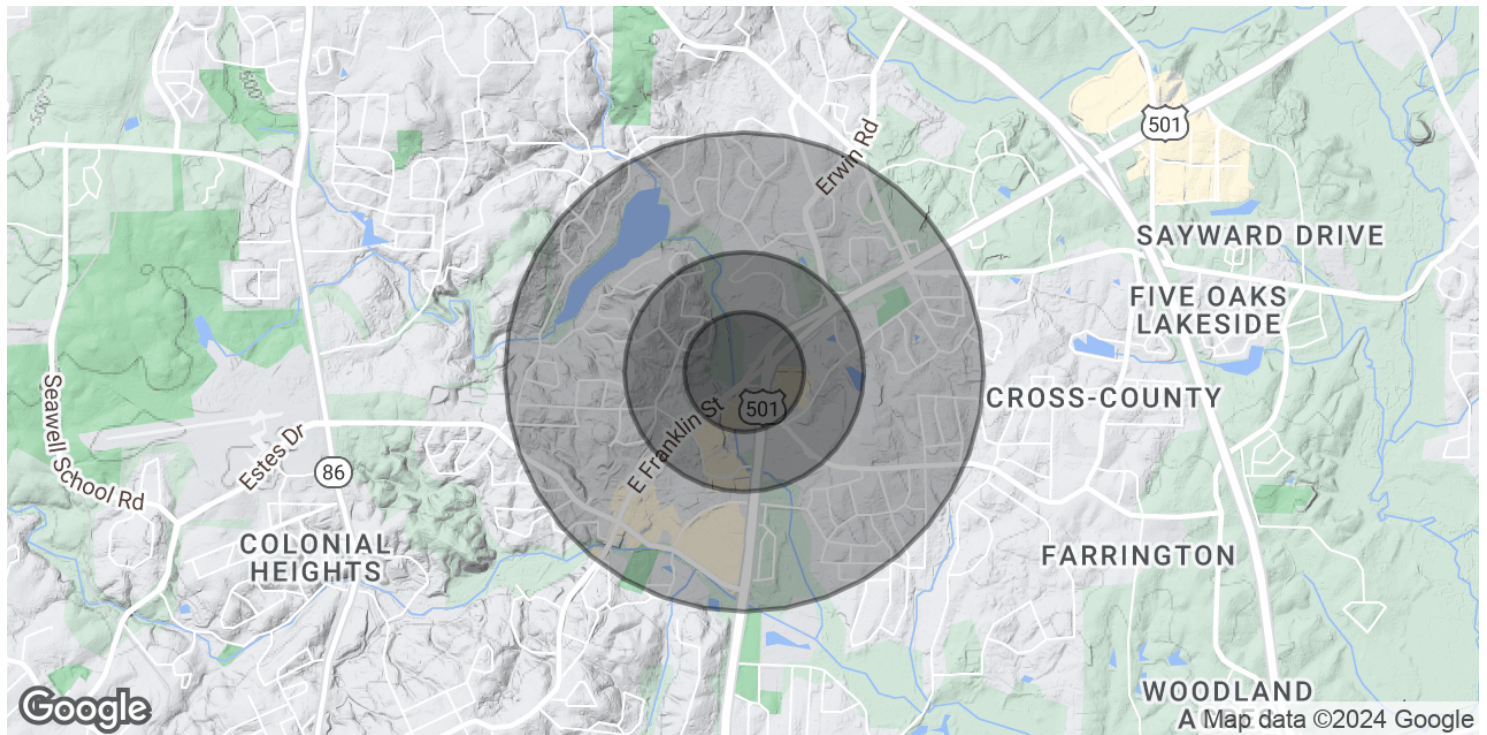
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POPULATION

	0.25 MILES	0.5 MILES	1 MILE
Total Population	621	2,505	9,542
Average Age	32.3	32.3	34.1
Average Age (Male)	30.0	26.8	27.8
Average Age (Female)	33.5	35.2	38.3

HOUSEHOLDS & INCOME

	0.25 MILES	0.5 MILES	1 MILE
Total Households	248	968	3,719
# of Persons per HH	2.5	2.6	2.6
Average HH Income	\$82,184	\$87,759	\$103,023
Average House Value	\$272,490	\$301,311	\$351,879

* Demographic data derived from 2020 ACS - US Census



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