

MAVERICK PARTNERS IS PLEASED TO PRESENT

810 N. MANGUM ST.

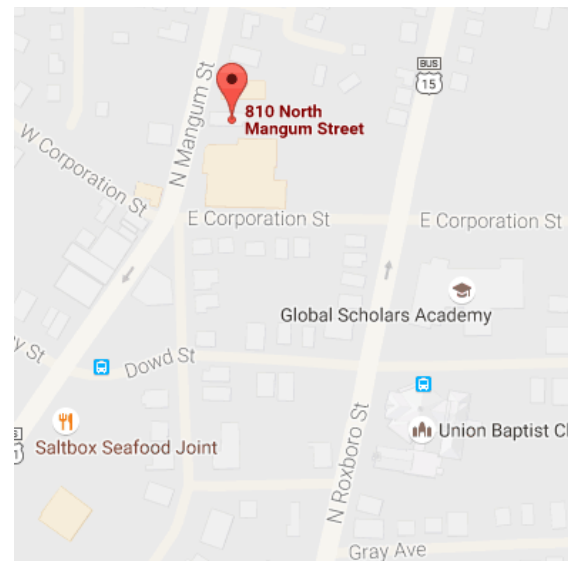
\$550,000



PROPERTY HIGHLIGHTS

- ◇ Approx. 2,337 sqft building built in 1920.
- ◇ Newly renovated interior with 12' thick exposed brick walls.
- ◇ 13' pressed tin ceiling, new lighting, new HVAC restored windows, 2 ADA restrooms.
- ◇ New hot water heater, 2 yr old membrane roof, on crawlspace.
- ◇ Flexible DD-S2 zoning allows for a variety of commercial uses.
- ◇ Short walking distance to established amenities in Downtown Durham and Central Park.

Owner has adjacent building located at 812 N. Mangum St. for sale \$650,000



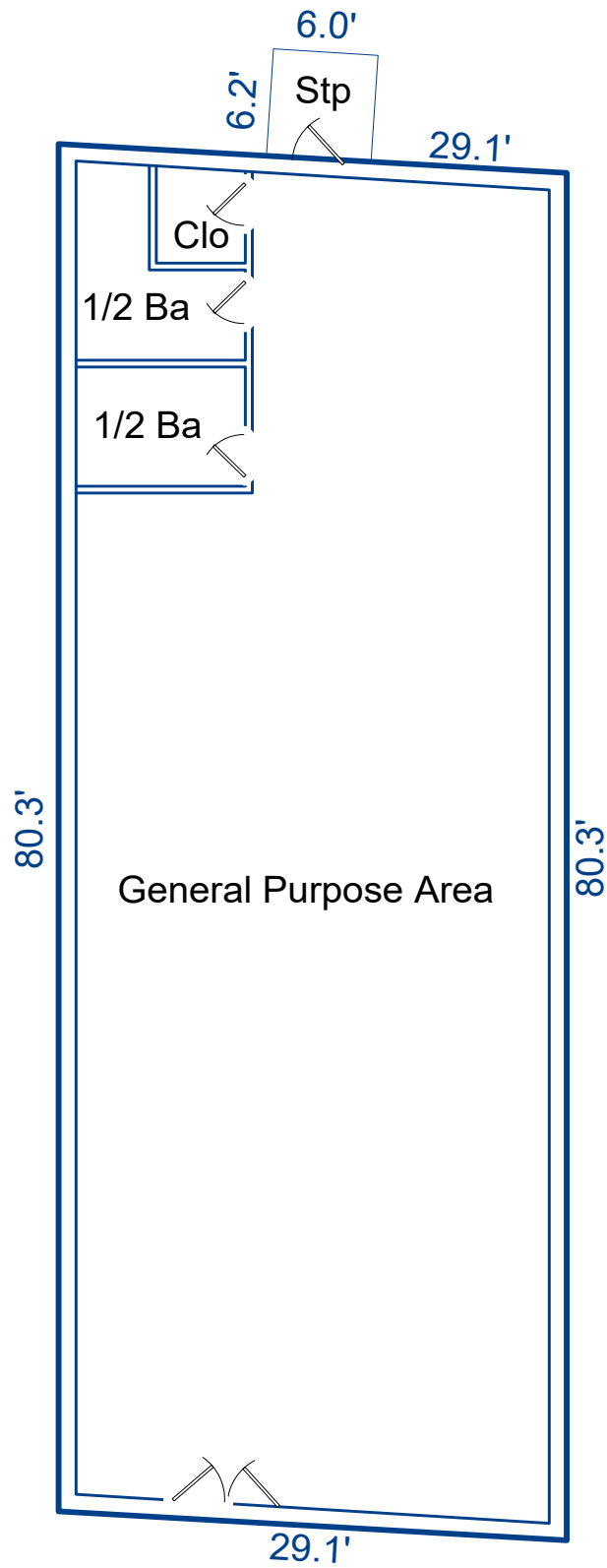
**MAVERICK
PARTNERS**
REALTY SERVICES, INC.

For additional information contact:

Derek Mangum | 919.682.0501 ext.3 | dmangum@maverickpartners.com | www.maverickpartners.com

Information provided is deemed reliable but is not guaranteed and should be independently verified.

Floorplan



Map and Additional Pictures



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