



15894 HIGHWAY 17
P.O. BOX 56
HAMPSTEAD, NC 28443
910/270-5100 FAX: 910/270-5110

FOR SALE HISTORIC OFFICE BUILDING



**2419 MARKET STREET
WILMINGTON, NORTH CAROLINA**

This 10,668 square foot building sits on a highly visible corner of Market Street directly across from the prestigious Forest Hills neighborhood. Fully modernized, the large rooms and high ceilings round out the historic charm of the building. It features a private parking lot and a beautifully landscaped back yard topped off with three massive pecan trees.

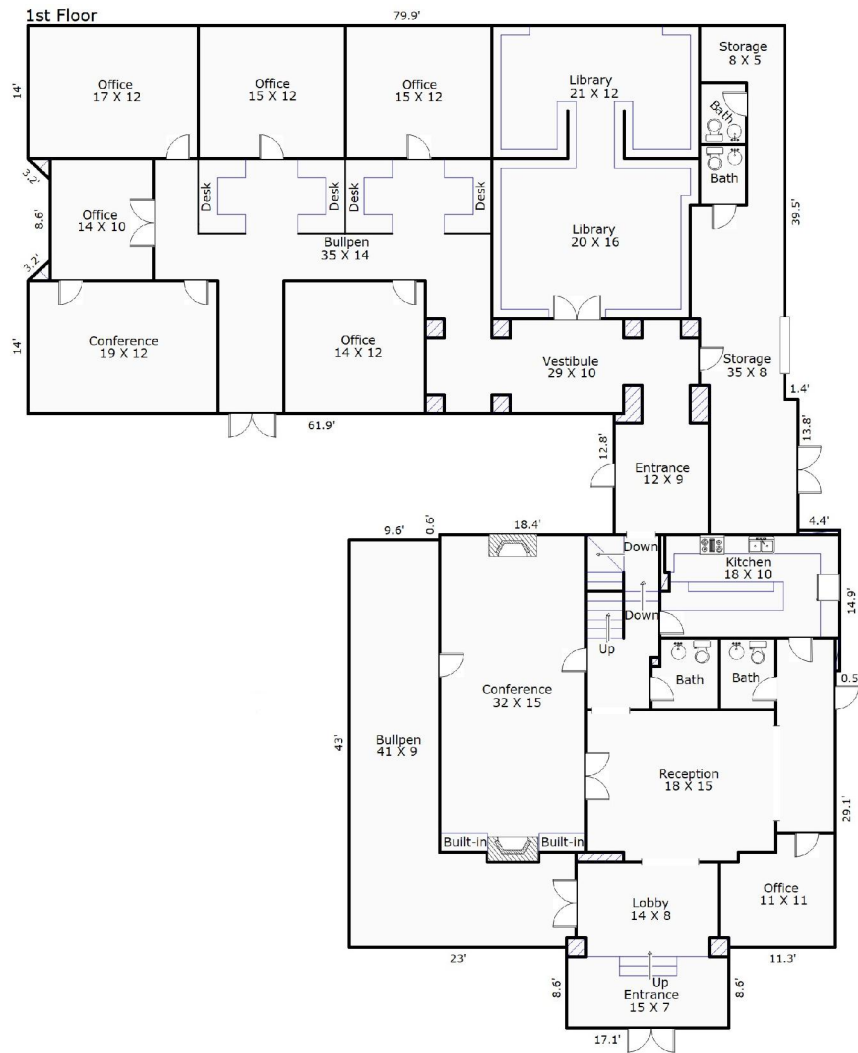
**CALL
LAURENCE NADEAU
(910) 515-3622**

Commercial & Investment Real Estate Specialists

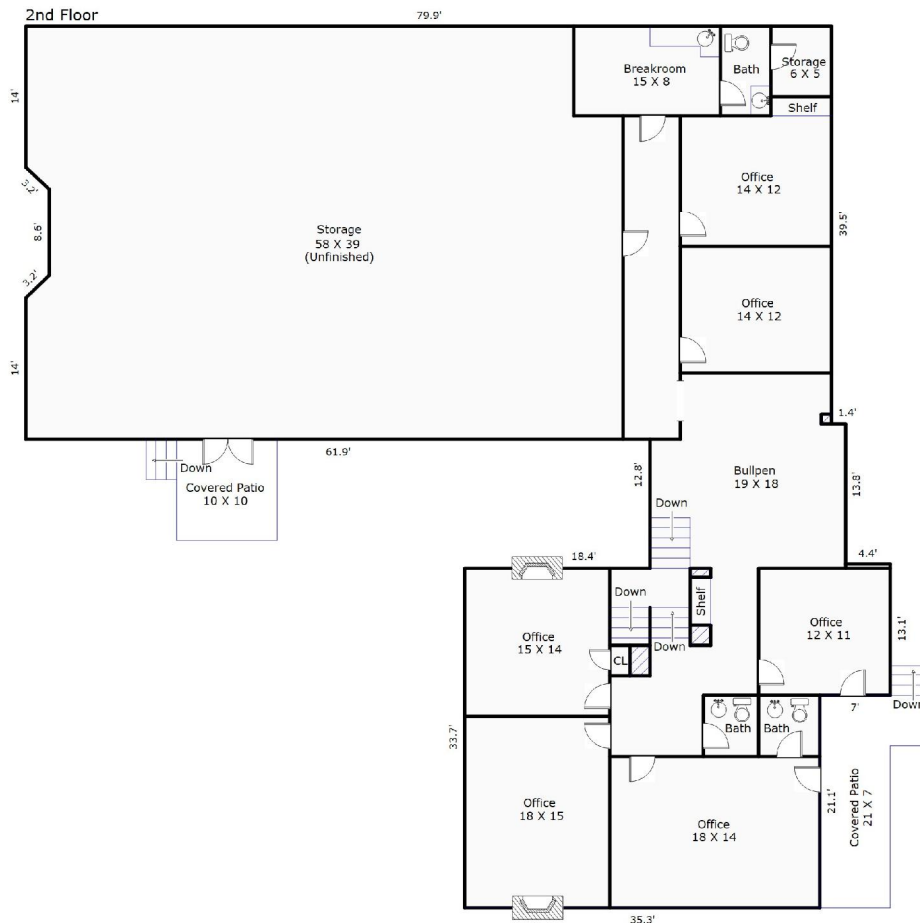
email: info@creativecommercial.biz
www.creativecommercial.biz



2419 MARKET STREET



1st Floor



2nd Floor

2419 MARKET STREET

THE BUILDING

- 10,688 Total Square Feet
 - 8,426 SF Finished Office Space
 - 2,262 SF Unfinished Shell Space
- Brick Construction
- Fully Modernized With Large Windows, Crown/Chair Molding And Built-In Shelves And Individual Work Spaces
- High Ceilings Throughout

THE LOT

- .84 Acres
 - 166 Feet On Market Street
 - 208 Feet On North 25th Street
- 25,000 Vehicles Per Day On Market Street (NC DOT)
- Extensively Landscaped With Mature Azaleas, Camellias And Pecan Trees
- Private Parking Lot With 20+ Spaces
- Community Business (CB) Zoning Allows Office, Services, Recreation And Much More
- Tax Parcel ID: R04820-003-007-000
- New Hanover County Deed Book 4624, Page 531



THE OFFERING

\$2,150,000

CREATIVE COMMERCIAL PROPERTIES, INC.

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Creative Commercial Properties, Inc. reasonably believes the information in this brochure is fairly and accurately stated. However, any prospective purchaser is urged to independently confirm its accuracy and completeness.