

**For Sale - 909 Washington Street, Graham**

## LOCATION INFORMATION

909 Washington St  
 Graham, NC 27253  
 Alamance County  
 Alamance Submarket

## PRICING

**Total Price:** \$440,000.00  
**Sale \$/SF:** \$13.75

## PROPERTY DETAILS

**Type:** Industrial  
**Subtype:** Distribution, Manufacturing, Warehouse  
**Building SF:** 32,000  
**Total Acreage:** 1.28  
**Construction Status:** Existing  
**Year Built:** 1889  
**Year Renovated:** 1920  
**Zoning:** I1  
**Parcel ID:** 8884986746  
**Property Owner:** WASHINGTON PROPERTIES II LLC  
**Property User:** Any User  
**HVAC:** Central  
**Sprinklers:** Yes-Wet  
**Parking:** 20  
**Construction Type:** Brick  
**CPE #:** 6648

## AVAILABILITY

**Listing Date:** 9/15/17  
**Listing Method:** For Sale Only  
**Listing Status:** Available  
**Total Available:** 32,500 sf  
**Minimum Available:** 10,000 sf  
**Maximum Contiguous:** 21,000 sf  
**Date Verified:** 9/15/17

## COMMENTS

This Building could have many uses. It was a recycling and grinding operation and before that a Textile Mill. The building could be divided up into 3 different spaces and have a common dock area that has 4 covered docks. This Building has plenty of power for any manufacturing and has ample office space. The building was built in 1889 and would have appeal to Craft Brewing Companies because of its charm and looks, the city will allow beverage tasting.

## CONTACT INFORMATION



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