

Bring your business to Downtown HP

300 Gatewood Ave

300 GATEWOOD AVENUE | HIGH POINT, NC 27262



FOR LEASE: \$19/sf NNN

- Great Location!
- Available 9/1/2020
- Single or Multiple Tenants
- Great visibility for located right across from BB&T Point Ball Stadium
- Adjacent to Regional Hospital
- Currently occupied by WF Baptist
- Available 9/1/2020



1912 Eastchester Dr Ste. 200
High Point, NC 27265
www.lindsayrealestateholdings.com

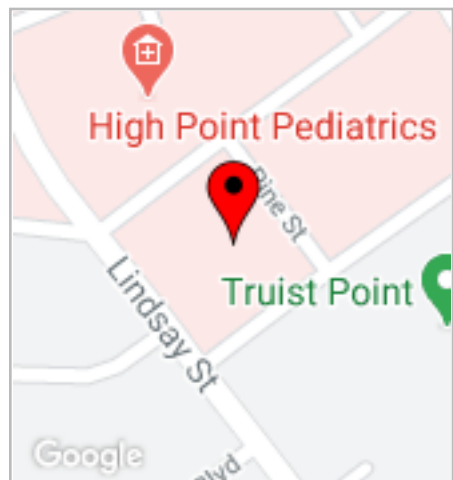
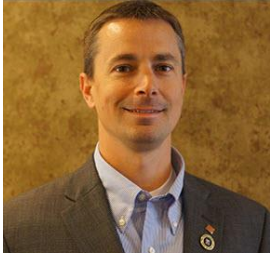


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mlindsay.lcp@gmail.com

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Lindsay Commercial Properties | High Point, NC

Why Choose Lindsay Commercial Properties?

...Because of our Team of Professionals and our Values.

Lindsay Commercial Properties was founded and built with a vision to BE the BEST for our clients through dedication to Excellence, and the integrity to DO the Best for our clients, through our Experience and Innovation.

Mark Lindsay, CCIM: Founder & President and 2019 President-Elect / 2020 President of the High Point Association of Realtors.

Mark leads our firm as President and founder. With more than 13 years of experience in commercial real estate, he works with industrial, warehouse, manufacturing and shopping center properties, as well as site selections, 1031 tax-free exchanges and investment properties. Mark is a member of the National, North Carolina and High Point Associations of Realtors; 2014 Past President of HPRAR Board, Past President and Treasurer of the HP Realtors Commercial Alliance (HPRCA), Board of Governors member for NC RCA; Past President and current Director for Board of Directors of the High Point Association of Realtors, Member of the Community Services & Property Management Committees of HPRAR and NCAR Property Management Division; RLI (Realtors Land Institute) working toward an ALC (Accredited Land Consultant) designation; CCIM (Certified Commercial Investor Member); as well as the Triad CIE (commercial information exchange) member.

Mark is a Veteran of the Gulf War, an Ironman athlete, marathoner, and a graduate of Clemson University with a BS degree in Electrical Engineering and holds NC Licenses for Commercial Contracting and Insurance.

As the founder, Mark strives to build and maintain relationships with clients, customers, and peers in the Real Estate field.

PROPERTY DESCRIPTION

Great Exposure Location
300 Gatewood Avenue | High Point, NC 27262

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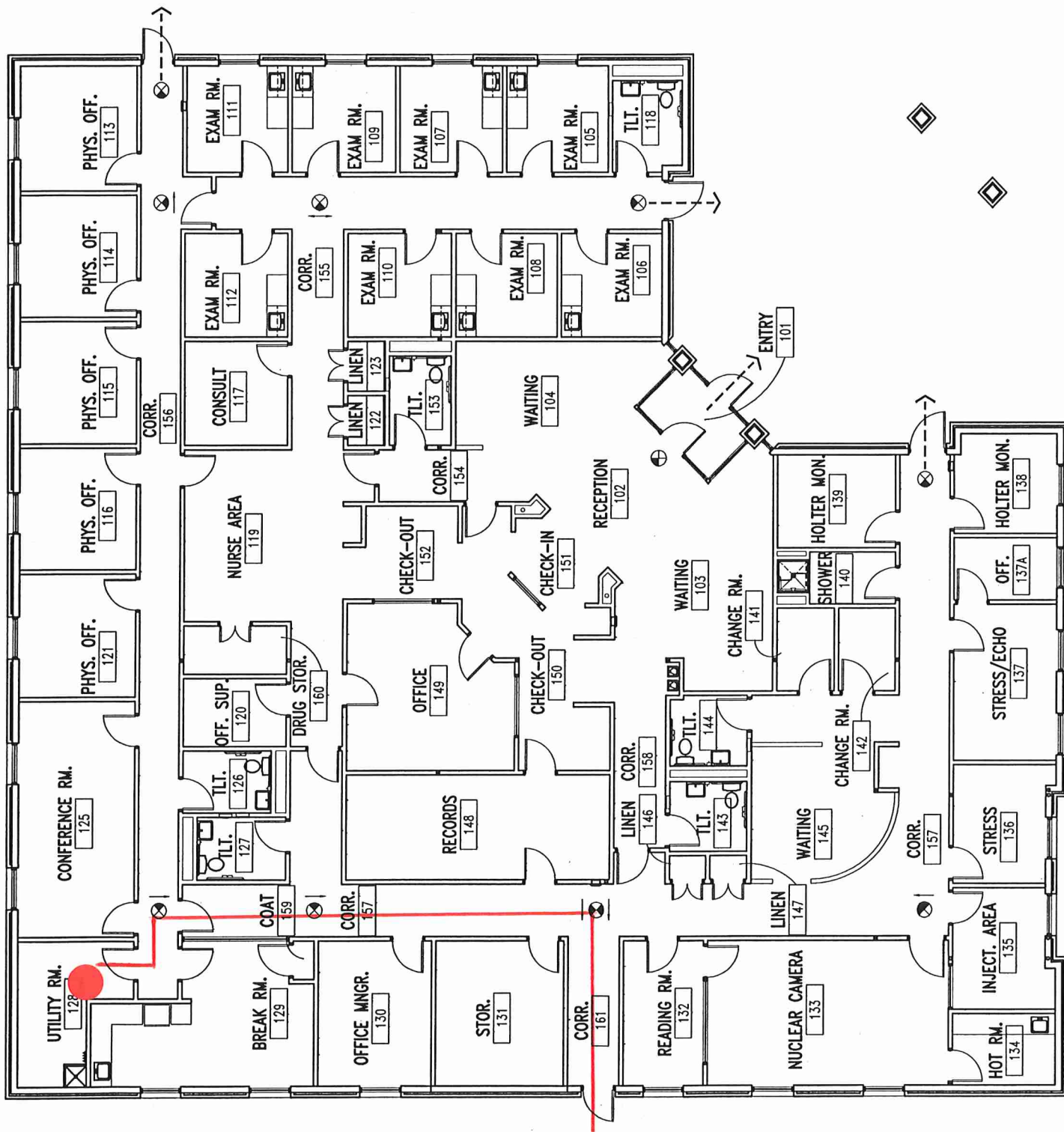


Professional Office in Downtown High Point

Outstanding opportunity in downtown High Point adjacent to Hospital and HP Rockers Baseball Stadium Entrance.

This facility is currently occupied by WF Baptist and will be available on 9/1/2020 and is in immaculate condition.

The 9000+ SF professional layout & design would allow for a single tenant OR multiple tenants that require a professional setting.



PROPERTY PHOTOS

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PROPERTY PHOTOS

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07



PROPERTY PHOTOS

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08



PROPERTY PHOTOS

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09



PROPERTY PHOTOS

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LOCATION MAP

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AERIAL MAP

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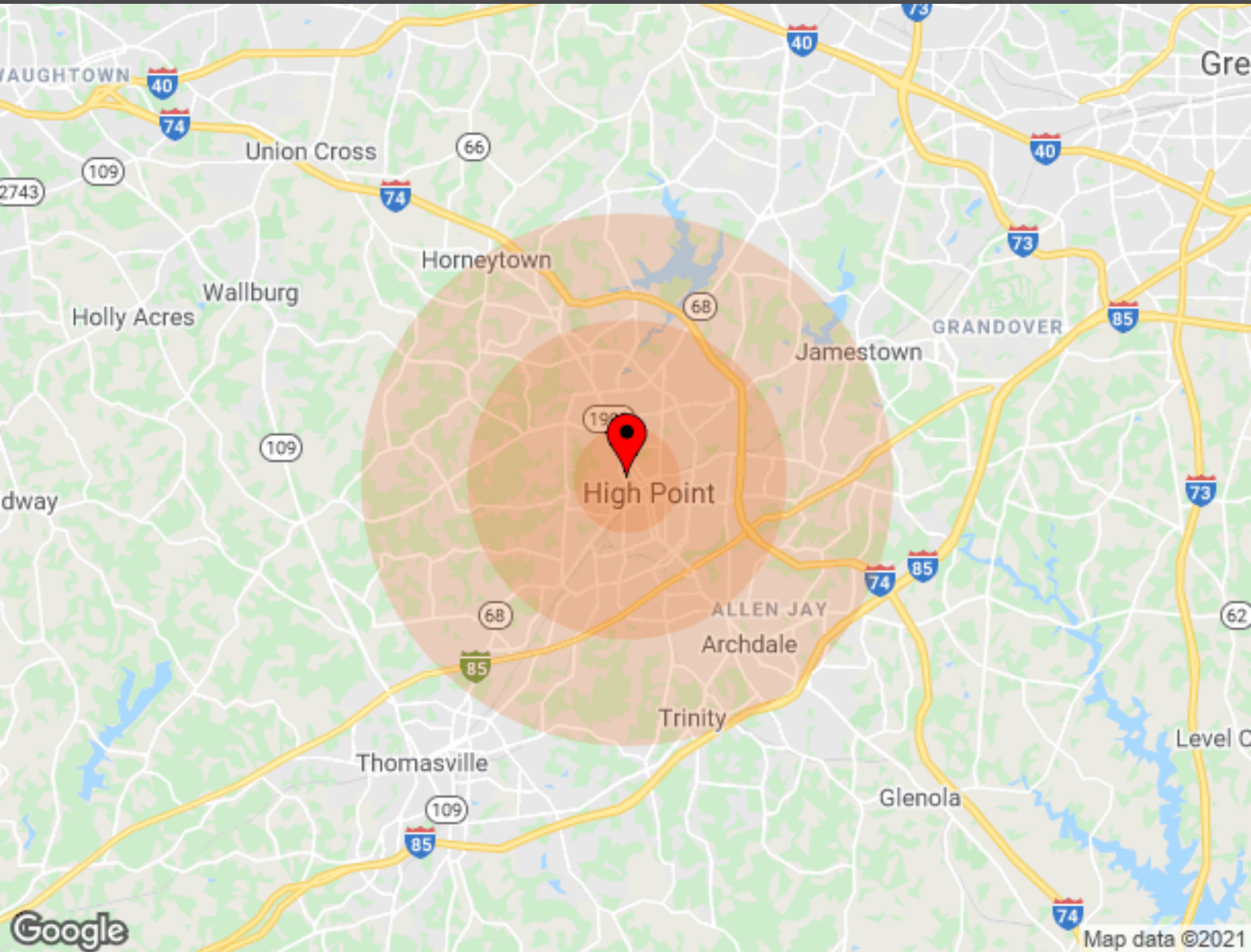
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DEMOGRAPHICS

Great Exposure Location
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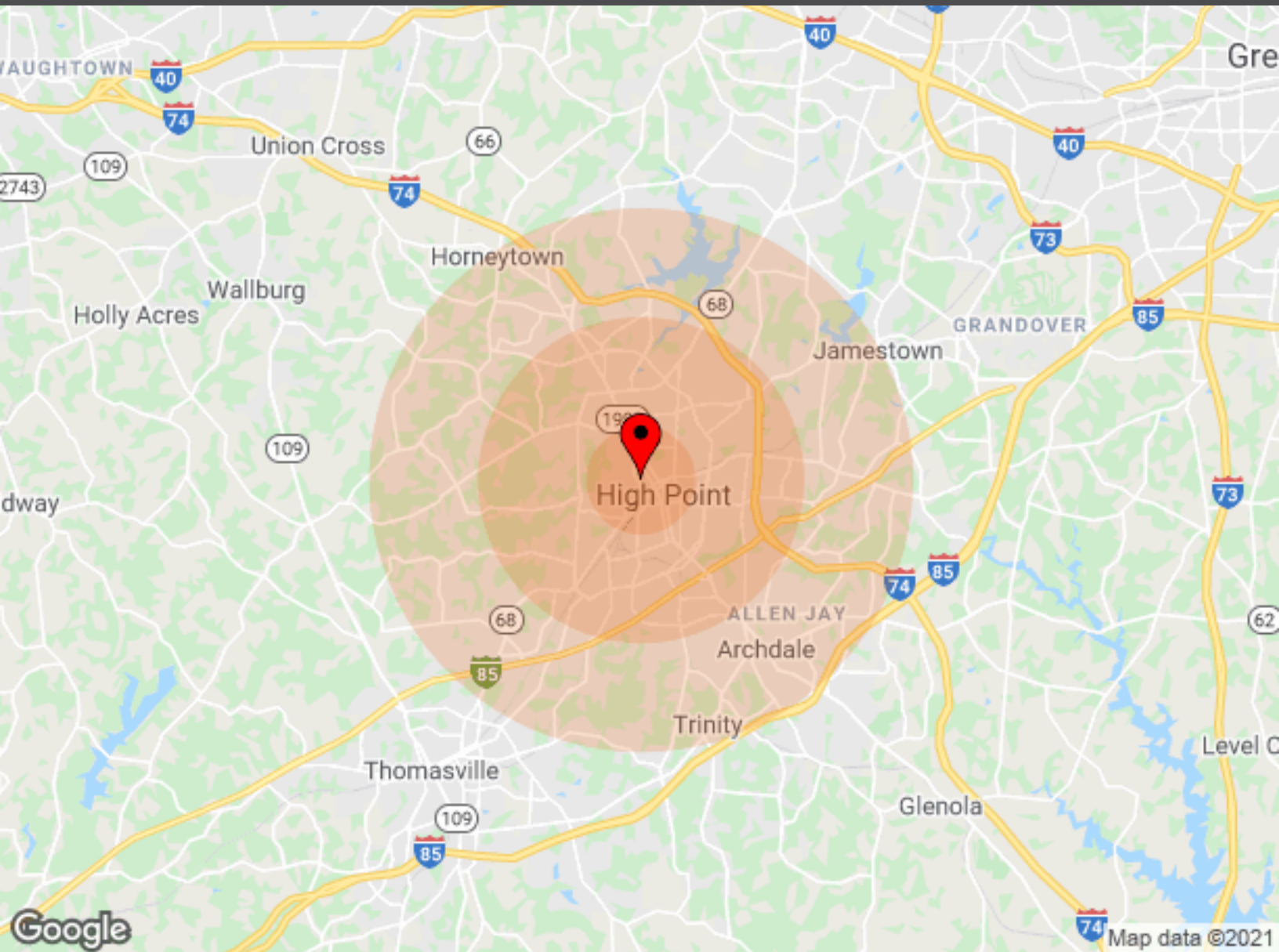
Population	1 Mile	3 Miles	5 Miles
Male	4,270	26,141	52,926
Female	4,440	28,650	57,369
Total Population	8,710	54,791	110,295
Age	1 Mile	3 Miles	5 Miles
Ages 0-14	1,829	11,299	22,317
Ages 15-24	1,218	7,660	15,411
Ages 55-64	1,002	5,791	12,797
Ages 65+	1,296	8,113	17,140
Race	1 Mile	3 Miles	5 Miles
White	4,128	23,958	62,943
Black	3,587	24,098	35,379
Am In/AK Nat	8	100	173
Hawaiian	N/A	N/A	N/A
Hispanic	1,031	6,442	10,733
Multi-Racial	1,474	9,644	15,170

Income	1 Mile	3 Miles	5 Miles
Median	\$34,411	\$29,941	\$34,716
< \$15,000	964	5,547	7,927
\$15,000-\$24,999	476	3,414	5,662
\$25,000-\$34,999	271	3,098	5,438
\$35,000-\$49,999	534	3,319	6,571
\$50,000-\$74,999	460	3,400	8,513
\$75,000-\$99,999	154	906	4,158
\$10,000-\$149,999	283	916	3,289
\$150,000-\$199,999	137	289	1,037
> \$200,000	103	313	774
Housing	1 Mile	3 Miles	5 Miles
Total Units	4,436	26,848	51,770
Occupied	3,691	22,456	45,257
Owner Occupied	1,708	10,406	26,064
Renter Occupied	1,983	12,050	19,193
Vacant	745	4,392	6,513

DETAILED DEMOGRAPHICS

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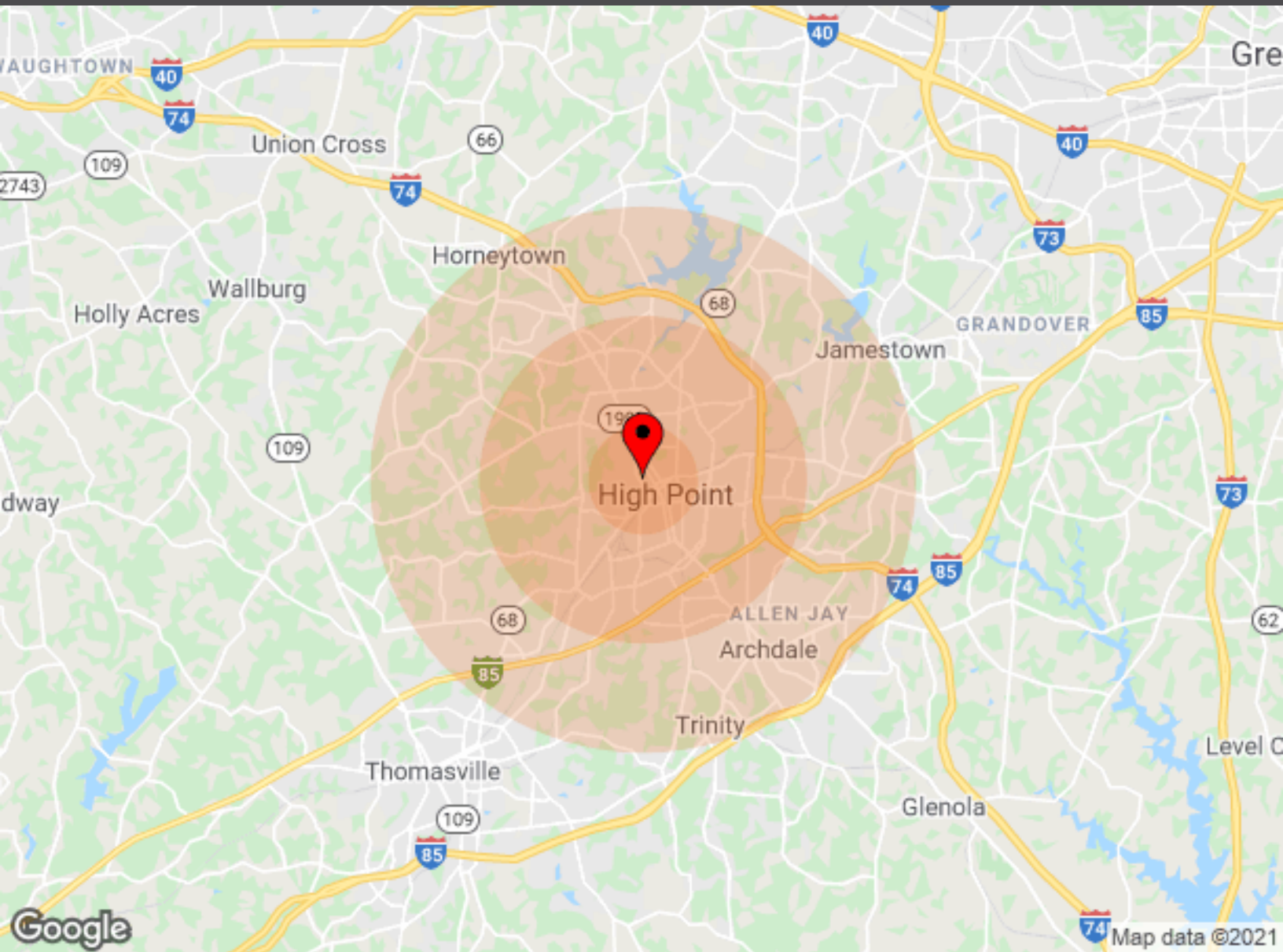


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Age	1 Mile	3 Miles	5 Miles	Income	1 Mile	3 Miles	5 Miles
Ages 0-4	499	3,241	6,271	Median	\$34,411	\$29,941	\$34,716
Ages 5-9	673	4,140	8,162	< \$10,000	524	3,276	4,357
Ages 10-14	657	3,918	7,884	\$10,000-\$14,999	440	2,271	3,570
Ages 15-19	644	3,869	7,873	\$15,000-\$19,999	272	1,768	3,006
Ages 20-24	574	3,791	7,538	\$20,000-\$24,999	204	1,646	2,656
Ages 25-29	517	3,726	7,081	\$25,000-\$29,999	116	1,610	2,732
Ages 30-34	501	3,716	6,767	\$30,000-\$34,999	155	1,488	2,706
Ages 35-39	534	3,673	6,804	\$35,000-\$39,999	225	1,178	2,097
Ages 40-44	575	3,670	7,150	\$40,000-\$44,999	214	1,232	2,573
Ages 45-49	639	3,700	7,513	\$45,000-\$49,999	95	909	1,901
Ages 50-54	599	3,443	7,315	\$50,000-\$60,000	144	1,689	4,184
Ages 55-59	548	3,113	6,816	\$60,000-\$74,000	316	1,711	4,329
Ages 60-64	454	2,678	5,981	\$75,000-\$99,999	154	906	4,158
Ages 65-69	354	2,212	4,901	\$10,000-\$124,999	162	569	2,040
Ages 70-74	284	1,772	3,832	\$125,000-\$149,999	121	347	1,249
Ages 74-79	200	1,402	2,931	\$150,000-\$199,999	137	289	1,037
Ages 80-84	141	1,006	2,045	> \$200,000	103	313	774
Ages 85+	317	1,721	3,431				