

# MOVE IN READY COMMERCIAL SPACE FOR LEASE!

1,566  
SQUARE FEET

\$14.18 /yr  
RENT / SF

\$1,850  
RENT

(252) 255-0117

[www.liveintheobx.com](http://www.liveintheobx.com)



## PROPERTY ADDRESS

3723 N. Croatan Highway  
Kitty Hawk, NC 27949

COMMERCIAL TYPE: Office AVAILABLE: Now

## DESCRIPTION

This unit is 1566 square feet and can be used for Office, Medical, Service or Retail. There are painted walls and ceilings; tile flooring, there is a service counter and a private office as well as storage areas that can stay or go as needed and 1 handicapped accessible bathroom. There is a total of 30 square feet of signage available by permit only through the Town of Kitty Hawk. The existing sign frame is 20 sq. ft.

This unit has good visibility with tinted display windows on the Bypass side as well as facing the center recessed area. Total parking spaces at Ocean Plaza are 53 which includes the extra parking areas on the North and South ends. There is also employee access from the rear of the unit via the walkway located behind. All common area maintenance costs are included in the monthly rent so no extra or hidden costs. \*Rent incentives available-contact Agent for details\*



## AMENITIES

- Central Air and Heat
- Handicapped Bathroom
- Rent includes common area maintenance and no additional fees
- Move in ready with finished walls and tile flooring

## RENTAL TERMS

Rent	\$1,850
Security Deposit	\$3,000
Application Fee	\$50

