

106 JEFFERSON STREET, HAMLET, NC 28345 | **MEDICAL OFFICE BUILDING FOR LEASE**

PROPERTY OVERVIEW

- 3,400 sf available, site plan below
- 11,185 sf total building size
- Fully built out medical clinic suite and move in ready
- Strong visibility and access
- Ample parking

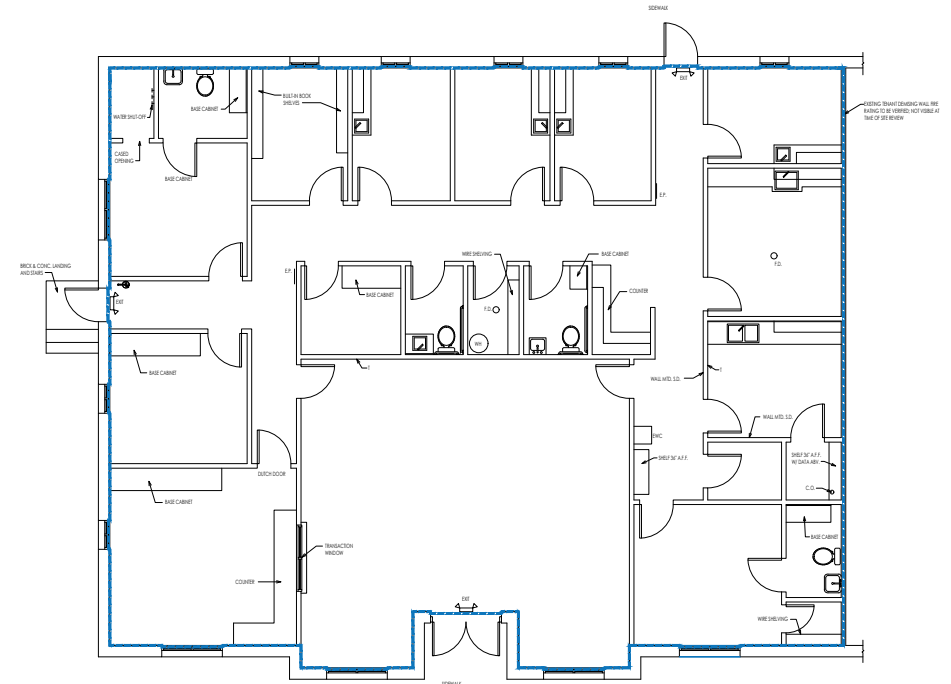


MARKET OVERVIEW

Hamlet is known as the “Hub of the Seaboard” being the stopping point for five major rail lines. Jazz pioneer John Coltrane and New York Times writer Tom Wicker call Hamlet their hometown. Located within a few miles of the South Carolina border, Hamlet offers a great place to live, a beautiful downtown, good schools, and plenty of good eating. 106 Jefferson Street is minutes from Food Lion, Walmart, Starbucks, Lowes Home Improvement, Planet Fitness, First Health Regional Hospital, Richmond County Airport, the Rockingham Speedway, and much more.

2024 SUMMARY 5 MILE 10 MILES 15 MILES

| | | | |
|----------------|----------|----------|----------|
| Population | 21,192 | 40,395 | 57,798 |
| Average Income | \$55,315 | \$63,589 | \$65,062 |





106 JEFFERSON STREET, HAMLET, NC 28345 | **PHOTOS**



106 JEFFERSON STREET, HAMLET, NC 28345 | **PROPERTY AERIAL**



106 JEFFERSON STREET, HAMLET, NC 28345 | **AERIAL**

