

# SOUTH MAIN DISTRICT

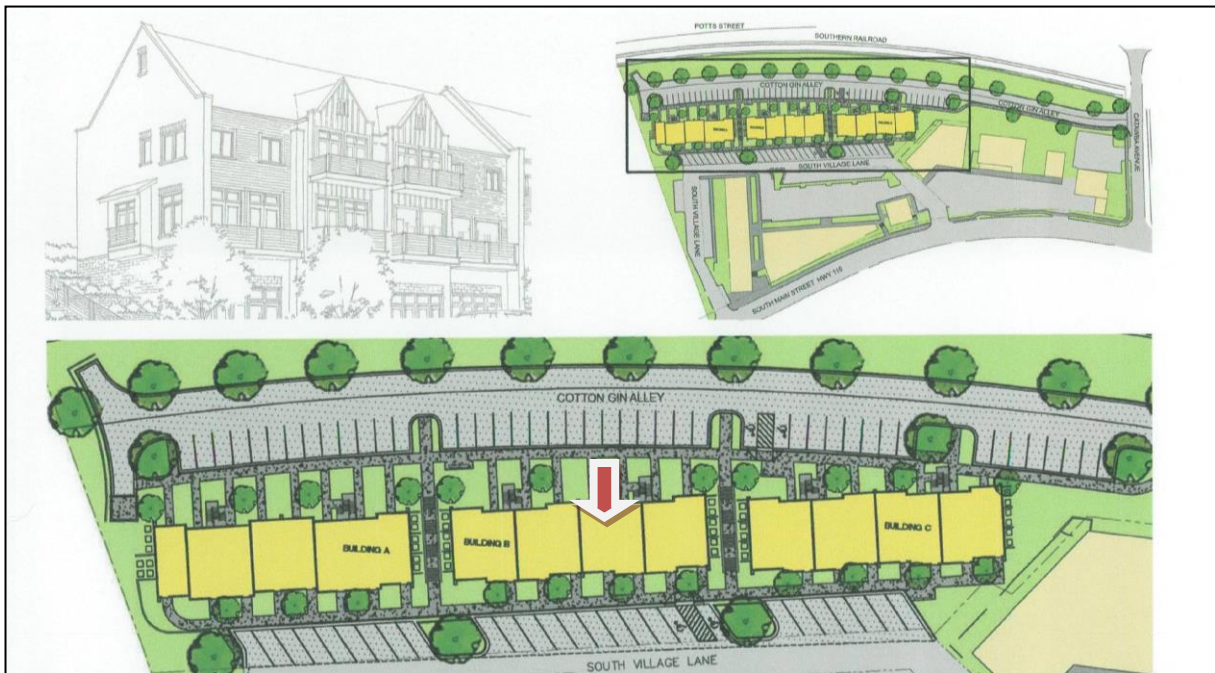
## South Main Square Commercial Condos

### AVAILABLE INVESTMENT PROPERTY For Sale

130 South Village Lane – Suite C  
Ground Floor- Office, 1,145+/- s.f.



**NNN lease – Edward Jones Financial**  
**NOI \$20,251**  
**Cap Rate 7.8%**  
**Monthly HOA Dues \$162.00**  
**Annual Property Taxes \$1,942.06**  
**(2018)**



**ROSE**  
ASSOCIATES

**For details contact Kathleen Rose, CCIM:**  
**704-896-0094**  
**Rose & Associates SE, Inc.**

Availability and pricing subject to change at any time without notice.