

\$275,000 - 597 South County Trl # 303, Exeter

MLS® #1345861

\$275,000

0 Bedroom, 0.00 Bathroom, 1,250 sqft
Commercial Sale on 11.30 Acres

Exeter Rt. 2 Business District, Exeter, RI

New "Garage Condominiums".

Commercial-Business, Contractor Trade and Personal-Use Storage Condominium Units now under construction at the new South Trail Commerce Center, Rt. 2 in Exeter.

Conveniently located in central South County. Individual units range 1,000 or 1,250 SF. Can be combined for larger space requirements. Designed for a multitude of business uses or as personal storage garages for auto, boat and RV storage. Each unit has a 14' x 14' overhead garage door with opener, private restroom, separately metered 200 amp electric service, fully insulated and heated. Optional office, loft space and other custom finishes available. Attractive, well constructed, wood frame buildings are ideal for Contractor Trades, Business Showrooms, Distribution, Warehouse-Storage, Flex Commercial Businesses. Units can be purchased for investment and leased. A real estate asset that can build equity and allow for possible commercial ownership tax advantages. Special financing programs may be available for qualifying business-occupied units with as little as 10% down. Condo fees anticipated to be in the \$175 per month range. Occupancy anticipated beginning in January-February of this coming year. Shown by appointment only. Site under construction. For safety reasons please do not trespass.

Built in 2023



Essential Information

MLS® #	1345861
Price	\$275,000
Bathrooms	0.00
Square Footage	1,250
Square Footage	488307
Acres	11.30
Year Built	2023
Type	Commercial Sale
Sub-Type	Commercial
Status	Active Under Contract

Community Information

Address	597 South County Trl # 303
Subdivision	Exeter Rt. 2 Business District
City	Exeter
County	Washington
State	RI
Zip Code	02822

Amenities

Utilities	Fiber Optic Available, Natural Gas Available, Municipal Utilities, Water Available, Water Connected
Parking Spaces	6

Interior

Heating	Other
# of Stories	1
Stories	1
Basement	None

Exterior

Exterior	Frame
Construction	Frame
Foundation	Concrete Perimeter, Slab

Additional Information

Date Listed	October 12th, 2023
Days on Market	6

Zoning	Business
HOA Fees	175
HOA Fees Freq.	Monthly

Listing Details

Listed by: Fieldstone Properties, Inc.

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