

LANGSTON BLACK

REAL ESTATE, INC.

INCOME PROPERTY
FOR SALE

1383 RUSSELL STREET, ORANGEBURG, SC 29115

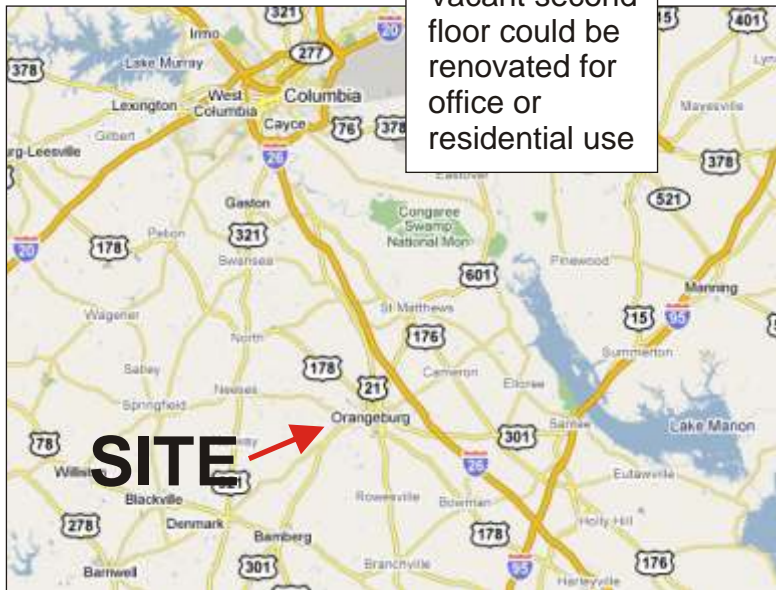


2,992 SF BUILDING



Ground floor leased by Credit Plus
Division of Credit Central Inc.
Tenant since June 2005
Current lease term expires May 31, 2011
Lease is NNN

Vacant second
floor could be
renovated for
office or
residential use



SITE

SALES PRICE: **\$130,000**
CAP 9.66%
2009 PROJECTED NOI: \$12,553

BRAD TOY
864-640-7429
CHUCK LANGSTON
864-230-4302

LANGSTON BLACK
REAL ESTATE, INC.

P.O. BOX 2167
GREER, S.C. 29652
BUS: 864-848-9070

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www.langston-black.com

Every effort has been made to ensure the accuracy of the enclosed data, but we assume no responsibility for errors. All conditions and pricing subject to change without notice.
(LANGSTON-BLACK SITE #282)

