

I wanted to introduce myself and explain a very valuable service I can provide for you. United Country[®] Real Estate is the nation's leading small business real estate company, including office & warehouse space, retail / restaurants / multi-family apartment buildings, hotels & motels, commercial development land and all types of commercial properties in the markets we serve. Our broad commercial property focused marketing strategies attract buyers not just locally, but statewide, regionally and nationally on a consistent basis. Since 1925 we have specialized in marketing commercial property, and today sell more than any other group.

We uniquely own and operate the highest ranked and multiple commercial specific websites, offer the largest national commercial property buyer database, publish and distribute national United Country Real Estate property catalogs, advertise in numerous leading commercial related 3rd party websites, magazines and newspapers across the country and offer additional commercial property specialty marketing programs. United Country also offers a world class commercial property marketing consulting team that has a long history in the marketing and sales of commercial and small business related real estate.

United Country is specifically focused on commercial property in this area. Our expertise in commercial property valuation, marketing, buyer networks and sales strategies can be extremely valuable to you when considering selling or buying property. Combined with the unique commercial property marketing tools provided by United Country, my goal is to help you get the maximum value of your assets in an efficient timeframe.

Some of the unique commercial specific tools I will put to work for your property include:

- Page #1 Commercial and Small Business Property Specific Websites
- Property / Listing Specific Top Ranked, Page #1 Websites
- 3rd Party Leading Commercial Property Websites
- Commercial Property Advertising in National Magazines (ex: The Wall Street Journal, Robb Report, etc.)
- Access to Thousands of Commercial Property Buyers in our Private Database
- Print, Digital and Direct Marketing to Local, Regional and National Buyers
- The Nation's Largest Auction Services Team for Real Estate, Equipment and/or Personal Property (if Desired)
- E-marketing Programs to Targeted Potential Commercial Buyers
- Access to United Country's Commercial Property Consulting and Marketing Team
- And more...

For over 90 years, United Country has been in the business of helping people achieve their real estate goals, which is my focus. I am confident I can provide unsurpassed services to you when needed. Please call me today to discuss your real estate questions or needs.

Sincerely,

Ed Gallimore – Associate Broker

540-230-9090 | edgallimore.re@gmail.com | edgallimore.com

113 Old Virginia Ave

\$148,000

Rich Creek, VA 24147



3600 Square Feet
Lot Size: 1.41 Acre
Listing #: 45091-26232
County: Giles

Medical Clinic Building for Sale in Rich Creek VA!

This medical clinic is a great location for any professional office. There are 10 exam rooms with sinks. The exam rooms are not carpeted. Most of the building has tile flooring. 7 Additional rooms including a kitchen, large offices and storage areas. There are also locked cabinets for pharmaceuticals. Attic storage is available as well. Over 2000 square feet.

Excellent Location in the Rich Creek Area of Giles County, VA.

The building sits in an area that is easily visible by the public. Ample parking on the 1.41 acre lot. Could be an excellent location for a doctor or dental practice or other professional office space. Sits across the street from a 120 bed nursing facility.

Call Ed Gallimore with United Country Blue Ridge Land & Auction in Christiansburg VA for more information at 540-230-9090 or email Ed at edgallimore.re@gmail.com

Key Features

- Medical Office for Sale in VA
- Rich Creek Office Building
- Office Building for Sale in VA
- Commercial Building for Sale
- Professional Office For Sale
- Rich Creek Commercial Space
- Dental or Medical Office in VA
- Call Ed 540-230-9090



**Blue Ridge Land
& Auction Co., Inc**



Ed Gallimore

edgallimore.re@gmail.com

Office:(540) 382-0271

Cell:(540) 230-9090

113 Old Virginia Avenue
Giles County, Virginia, 1.41 AC +/-



Photo Point Boundary