

Client Full

116 W Martin St, Martinsburg, WV 25401

Active

Commercial Lease

\$1,500.00



MLS #: WVBE2039000
Tax ID #: 06 14045900000000
Sub Type: Retail
Waterfront: No

Leasable SQFT: 1,200
Price / Sq Ft: \$1.25
Business Use: Day Care Facility, Flex, Garden Center, Hair Salon and Spa, Health Club, Medical, Other/General Retail, Professional, Religious Facility, Restaurant/Bar
Year Built: 1940
Property Condition: Very Good

Location

County: Berkeley, WV
In City Limits: Yes
Municipality: City Of Martinsburg

School District: Berkeley County Schools
Election District: 1

Association / Community Info

Prop Mgmt Company: Unknown Company
Property Manager: Yes

Taxes and Assessment

City/Town Tax: Annually
Zoning: 319

Commercial Lease Information

Date Available:	06/01/25	Current Use:	Vacant
Business Type:	Day Care Facility, Flex, Garden Center, Hair Salon and Spa, Health Club, Medical, Other/General Retail, Professional, Religious Facility, Restaurant/Bar	Leasable SQFT:	1,200
		Existing Lease Type:	Gross
		Final Lease Type:	Gross

Building Info

Yr Major	2021	Construction Materials:	Wood Siding
Reno/Remodel:		Flooring Type:	Luxury Vinyl Plank
		Total Loading Docks:	0
		Total Levelers:	0
		Total Drive In Doors:	0

Lot

Lot Acres / SQFT:	0.18a / 7723sf / Estimated	Tax Opportunity Zone Y/N:	Yes
Fencing Y/N:	No		

Parking

Car Parking Spaces	1	Features:	On Street, Parking Lot, Private
Total Parking Spaces	1		

Interior Features

Interior Features: Accessibility Features: None; Carbon Monoxide Detector(s), Fire Detection System

Utilities

Utilities: Heat Pump(s); Electric Service: 200+ Amp Service; Heating: Heat Pump(s); Heating Fuel: Electric; Hot Water: Electric; Water Source: Public; Sewer: Public Sewer

Remarks

Public: Don't miss the chance to explore this beautifully renovated space just a block from Queen Street in the vibrant downtown area of Martinsburg, West Virginia! With its high ceilings, fresh paint, new flooring, and state-of-the-art HVAC system, this inviting space is primed for a custom build-out tailored to your needs.

The expansive windows provide plenty of natural light and a welcoming atmosphere, making it a perfect canvas for your vision. Plus, the gross lease structure simplifies budgeting for your business, allowing you to focus on what truly matters. Come see the potential for your new space today!

Directions

From West King Street: Left onto S. Raleigh St., Right onto W. Martin St., property will be on your Left.

Listing Details

Original Price:	\$1,500.00	DOM:	60
Listing Term Begins:	04/05/2025	Seller Concessions:	Yes

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