

Goldman Associates, Inc.

Commercial and Industrial Real Estate

1014 Bridge Road
Charleston, West Virginia 25314

Telephone (304) 343-5695
FAX (304) 343-5694

Listing Agreement

Property Address:	100 Kanawha Boulevard W. Charleston, West Virginia 25302	Type Property:	Commercial Office Building
Tax District:	Charleston West	Tax Map/Parcel:	26/6, 7, 8 & 9
Annual Taxes:	\$24,686.90 (2025 Tax Year)	Deed Book/Page:	2207/307 & 2820/866
Building Size:	14,000 Square Feet	Lot Size:	31,230 Square Feet

Improvement Description:

The building is a two-story commercial office building that contains 14,000 square feet and is about 45 years old. It is elevator accessible and has recently been renovated. The office provides for great views. The current tenant mix includes law firms, dentist office and insurance agency.

Site Description:

The property is located on the north side of Kanawha Boulevard with excellent visibility from the Boulevard and Interstate 64. It is located across from Magic Island. There is onsite parking for 47 vehicles and access from three public streets.

Listing Agent:	Jay Goldman	Sale Price:	\$1,700,000.00
-----------------------	-------------	--------------------	----------------

