

FLEX/WAREHOUSE FOR LEASE 220 - 226 JAMES JACKSON AVE

Cary, NC 27513



COMMERCIAL REAL ESTATE SERVICES
RALEIGH DURHAM



PROPERTY HIGHLIGHTS

- Fully conditioned warehouse
- Available February 1, 2025
- 5 Dock high doors
- 2 Drive-in doors
- Clear height is 18'
- Abundant power
- Tenant pays for trash removal, water, and sewer directly to utility or service provider

LOCATION DESCRIPTION

Excellent access to Hwy. 54, I-40, Harrison Ave., Cary Pkwy., and Maynard Rd. Located near Preston Walk and less than 2 miles from Park West Village, a 100-acre mixed-use development with retail, restaurants, and a movie theater. Located 10 minutes from Research Triangle Park and RDU International Airport

SPACE AVAILABLE

Available SF:	33, 213 SF
Lease Rate:	\$15.95/SF NNN
TICAM:	\$3.45/SF (est 2024)

Aldene "Dee" Creech Osborne, SIOR

dcreech@lee-associates.com

O: 919.576.2500

C: 919.622.7272

Stone Alexander, CPA

salexander@lee-associates.com

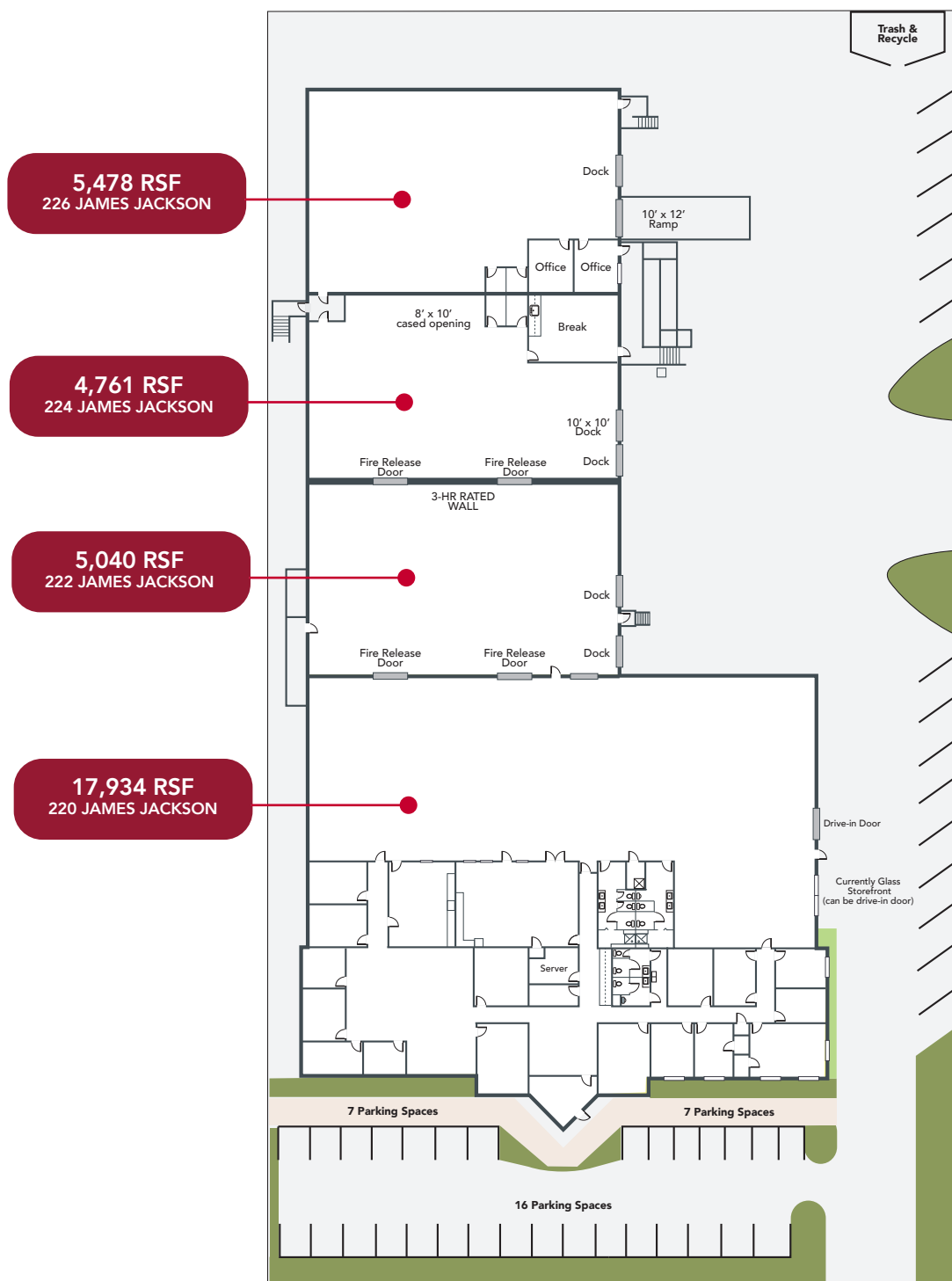
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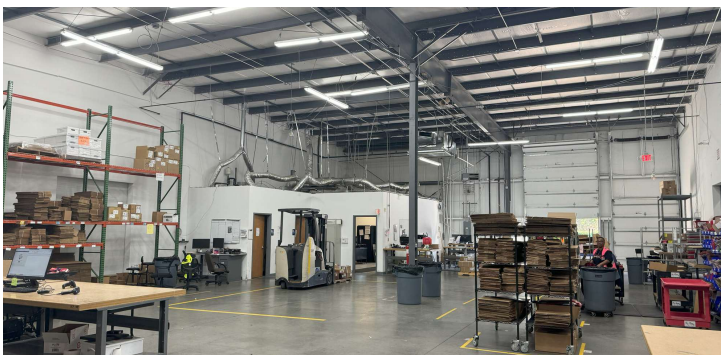
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