

Industrial | For Sale or Lease

CBRE

507 Dynamic Drive

Garner, NC 27529



**7,560 SF Free-Standing Industrial/Flex
Building Available in East Wake**

Property Highlights

Available SF	7,560 SF
Warehouse Space	±70% Clear span warehouse
Office Space	±30% Includes (8) private offices, breakroom, (3) restrooms & (2) storage rooms
Building Size	7,560 SF
Site Acreage	0.5 acres
Ceiling Height	14'
Sprinkler	Not sprinklered
Loading Doors	Two (2) grade-level roll-up doors
Exterior	Metal
Zoning	Light Industrial (LI) Town of Garner
Parcel ID Number	1701871868
Timing	Available immediately
TICAM	Contact for pricing
Lease Pricing	Contact for pricing
Sale Pricing	\$1,625,000 (\$215/SF)



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Interior Office Photos



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Warehouse Photos



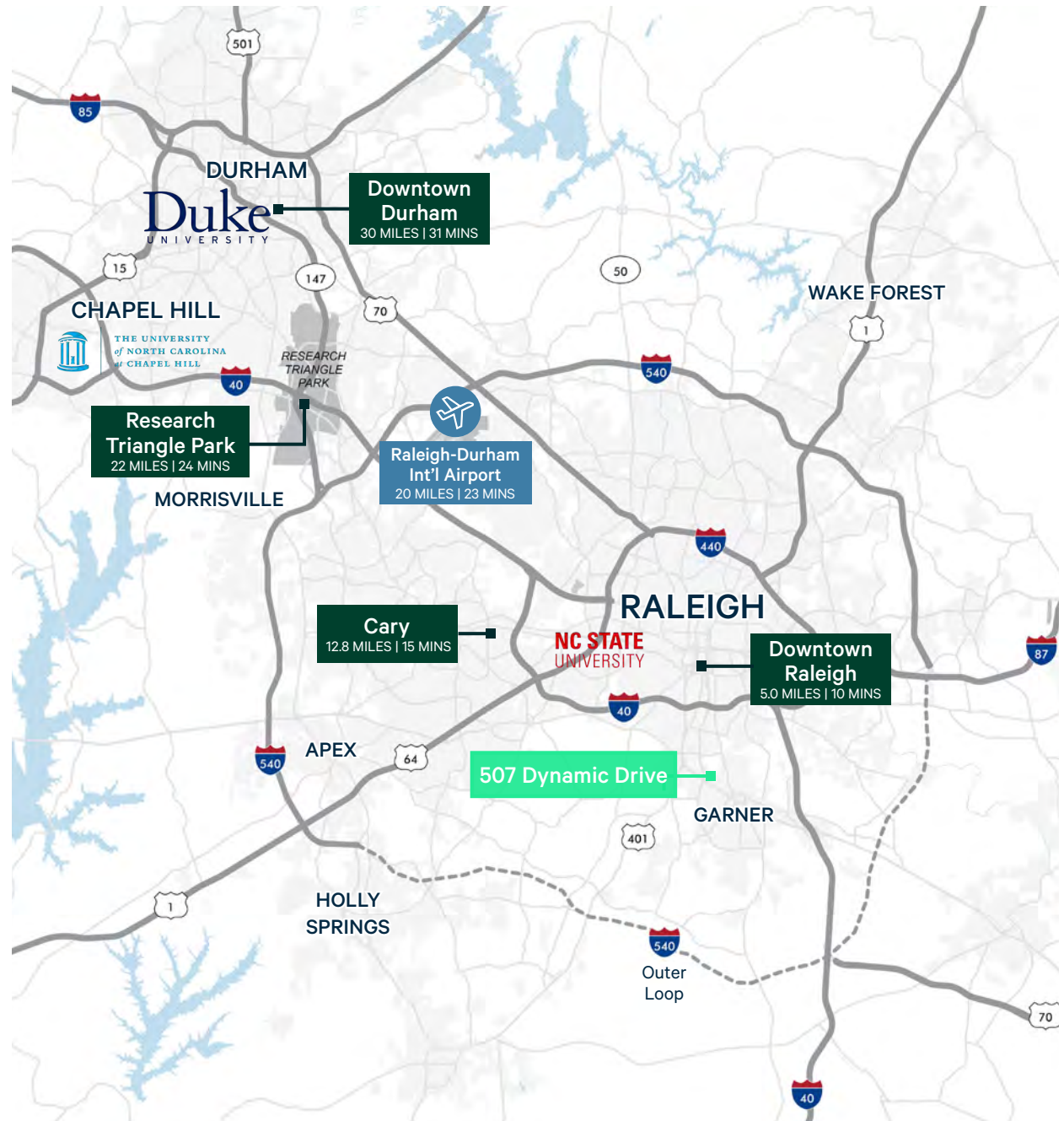
Prime Location & Access

INTERSTATES

	US ROUTE 70	0.5 Miles
	INTERSTATE 40	3.0 Miles
	INTERSTATE 440	8.0 Miles
	INTERSTATE 540	10 Miles

AIRPORTS

RALEIGH-DURHAM INTERNATIONAL	20 Miles
PIEDMONT TRIAD INTERNATIONAL	95 Miles
CHARLOTTE DOUGLAS INTERNATIONAL	176 Miles



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