

FOR LEASE

New
Construction
Industrial
±386,264 SF
Available
In Garner, NC



WHITE OAK INDUSTRIAL PARK

AT GREENFIELD NORTH

500 N Greenfield Parkway
Garner, NC

LONGLE F
INDUSTRIAL



LOCATION OVERVIEW

Major Distributors In The Neighborhood

- ① **Beacon Commerce Park**
- UPS
 - Uniphar Logistics
- Amazon Distribution Center

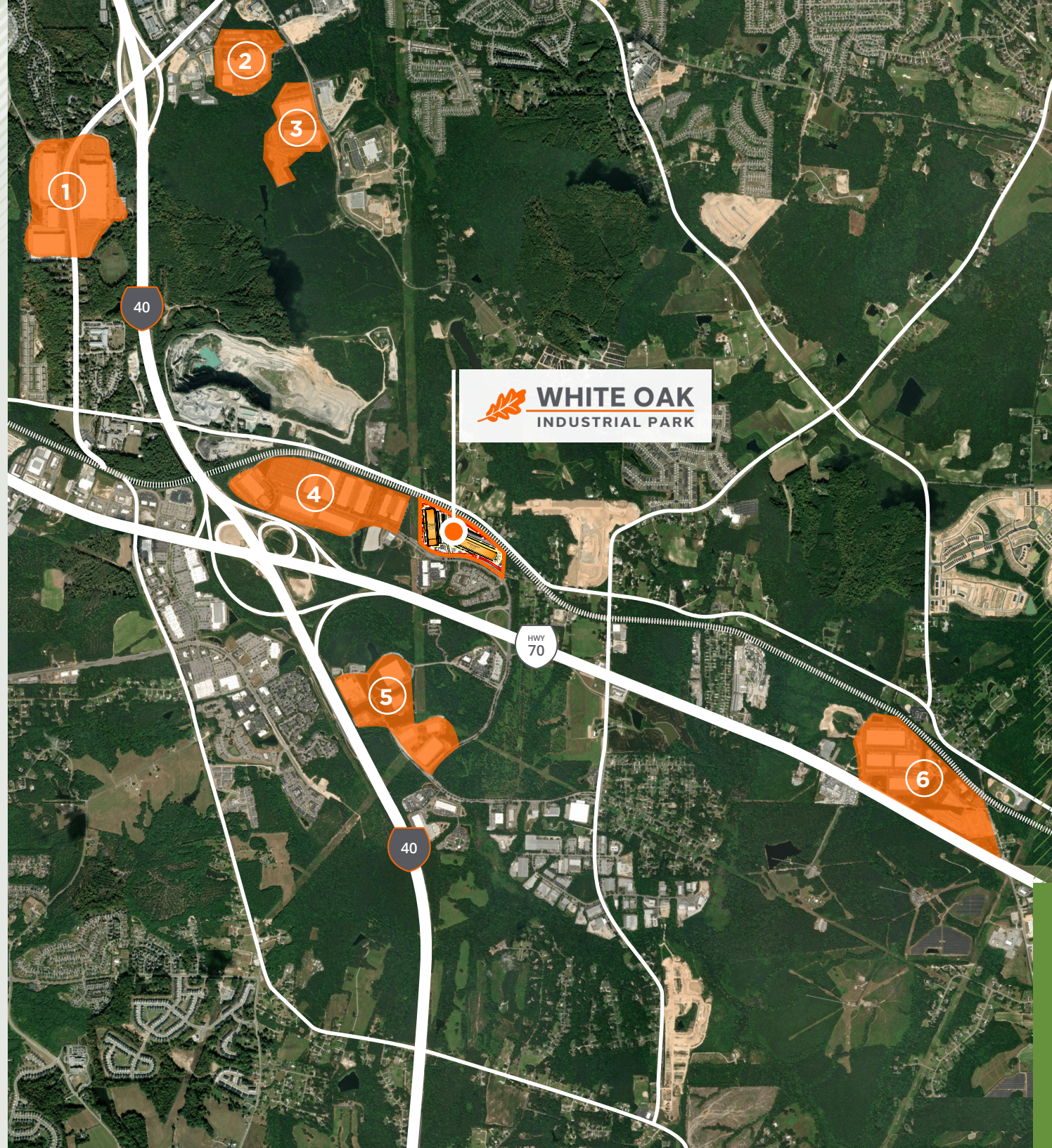
- ② **Pepsi Bottling Company**

- ③ **Eagle Crest Industrial Park**
- Packrat
 - Border States Industries

- ④ **Greenfield North Industrial Park**
- Amazon
 - Mattress Firm

- ⑤ **Greenfield South Business Park**
- Lansing Building Products
 - Canteen Vending Services

- ⑥ **Garner Business Park**
- Ferguson
 - MD Logistics



SITE PLAN

Total SF | **386,264 SF**

BLDG

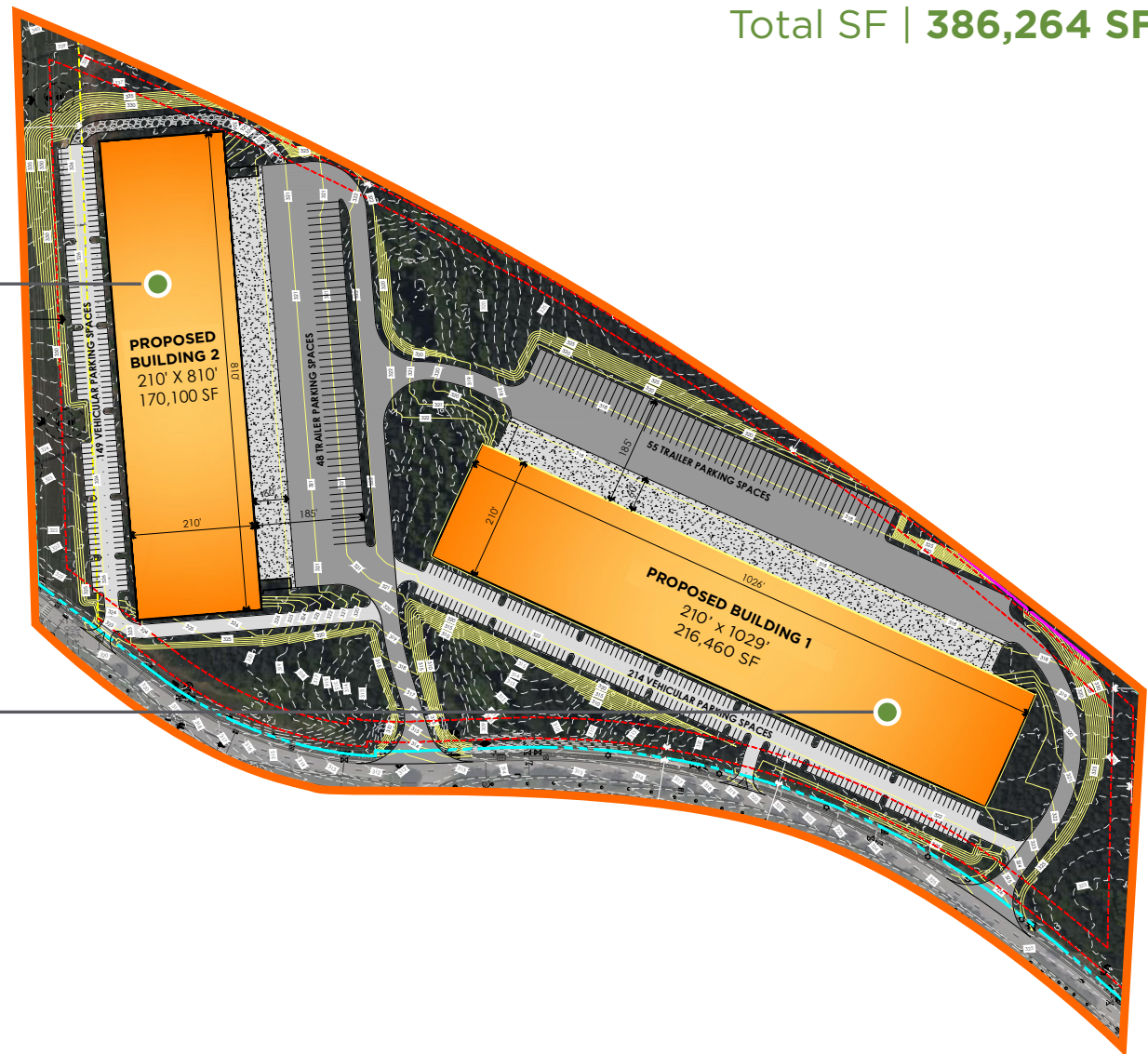
2

±170,100 SF
210' x 810'

BLDG

1

±216,164 SF
210' x 1029'

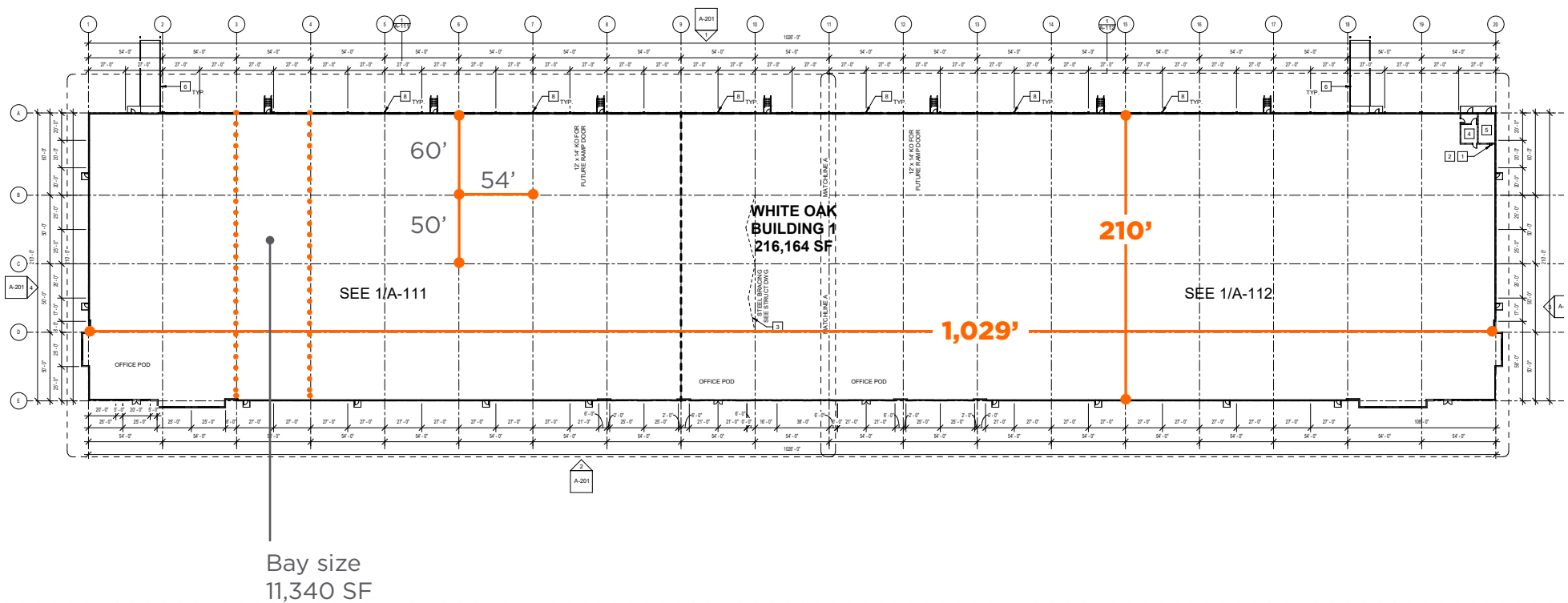




BUILDING 1

BUILDING SUMMARY

Total SF | **±216,164 SF**





BUILDING 1

BUILDING SUMMARY

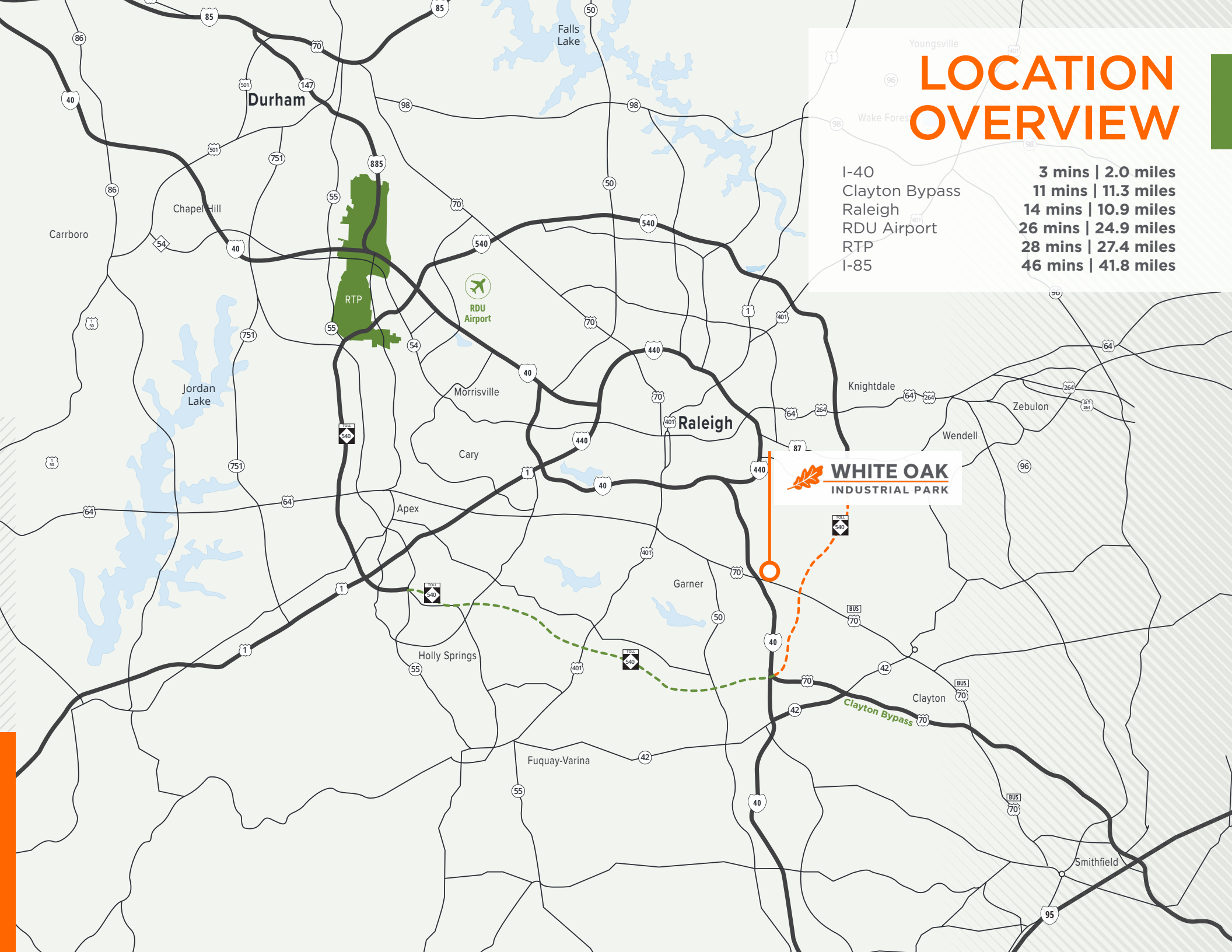
BUILDING SIZE	±216,164 SF
DIMENSIONS	210' x 1,029'
DATE AVAILABLE	Q3 2026
OFFICE	2,500 SF
COLUMN SPACING	54' x 50' with a 60' speed bay
BAY SIZE	11,340 SF (54' W x 210' D)
DOORS	(55) 9'x10' dock doors (2) 12' x 14' drive-ins
LIGHTING	25 foot candles
CLEAR HEIGHT	36'
ELECTRICAL	2,000A

ASSOCIATE PARKING	214
SPRINKLER SYSTEM	ESFR Fire Protection system with electric fire pump
EXTERIOR WALL MATERIAL	Tilt Up
ROOFING	R20 insulation, 60 mil white TPO with a 20-NDL warranty
FLOOR/SLAB	7" reinforced w/ floor joint caulking over 4" of Stone Base
TRUCK COURT DEPTH	185'
ZONING	Light Industrial
NATURAL GAS SERVICE PROVIDER	Dominion
WATER AND SEWER PROVIDER	Town of Garner
ELECTRICAL PROVIDER	Duke Energy

LOCATION OVERVIEW

I-40
Clayton Bypass
Raleigh
RDU Airport
RTP
I-85

3 mins | 2.0 miles
11 mins | 11.3 miles
14 mins | 10.9 miles
26 mins | 24.9 miles
28 mins | 27.4 miles
46 mins | 41.8 miles



 **WHITE OAK**
INDUSTRIAL PARK



A development by:

LONGLE F
INDUSTRIAL

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