

FOR LEASE



RDU CENTER III

2121 RDU Center Drive | Morrisville, NC 27560



CAPITAL
ASSOCIATES®

RDU CENTER III

2121 RDU Center Dr. | Morrisville, NC 27560

PROPERTY TYPE	Office
BUILDING SIZE	114,518 SF
LEASING RATE	\$27.50/SF
LEASE TYPE	Full Service
YEAR BUILT	2009
COUNTY	Wake
LOCATION	Morrisville, NC
FLOORS	4
PARKING	3.5/1,000 SF



BRET MULLER
919.523.4200
bmuller@capitalassociates.com

WES JOHNSON
919.422.4853
wjohnson@capitalassociates.com



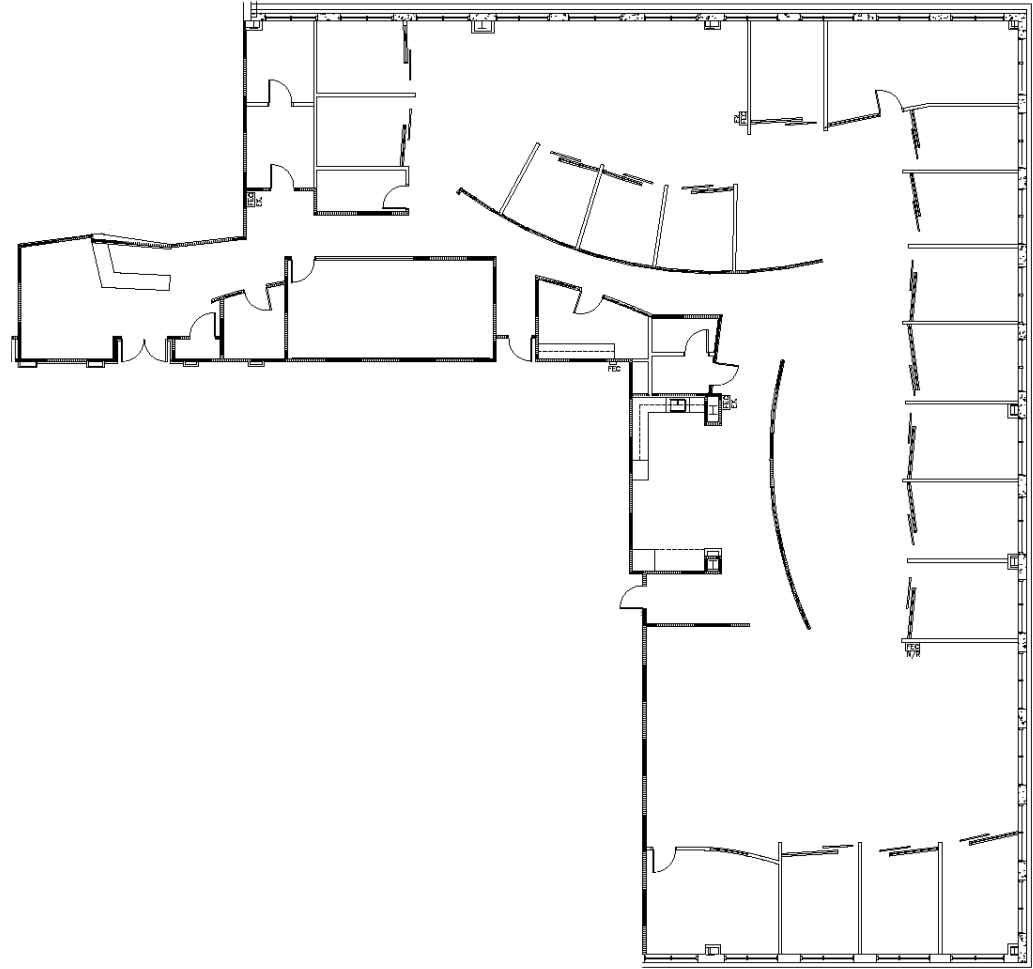
RDU CENTER III

2121 RDU Center Dr. | Morrisville, NC 27560

AVAILABLE

Second Floor
Suite 205

10,499 SF



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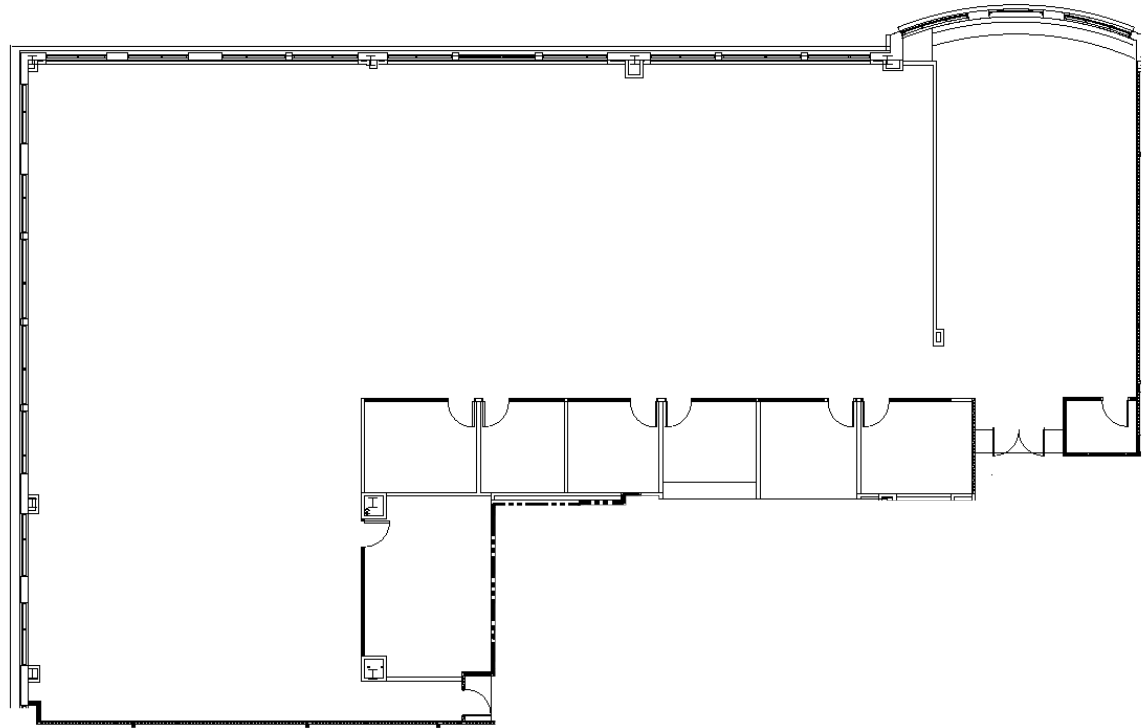
RDU CENTER III

2121 RDU Center Dr. | Morrisville, NC 27560

AVAILABLE

Fourth Floor
Suite 450

9,336 SF



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PROPERTY HIGHLIGHTS

RDU Center III is 114,518 SF four-story, state-of-the-art office building. Some of its highlights include:

- Class-A finishes
- Modern work spaces
- On-site fitness center & showers
- Covered parking
- Electric vehicle charging stations
- Eye-catching lobby

LOCATION

- Centrally located between Raleigh and Durham
- Within a 2-mile radius of RDU International Airport, William B. Umpstead Park, and Lake Crabtree
- Easy access to I-40, I-440, and I-540

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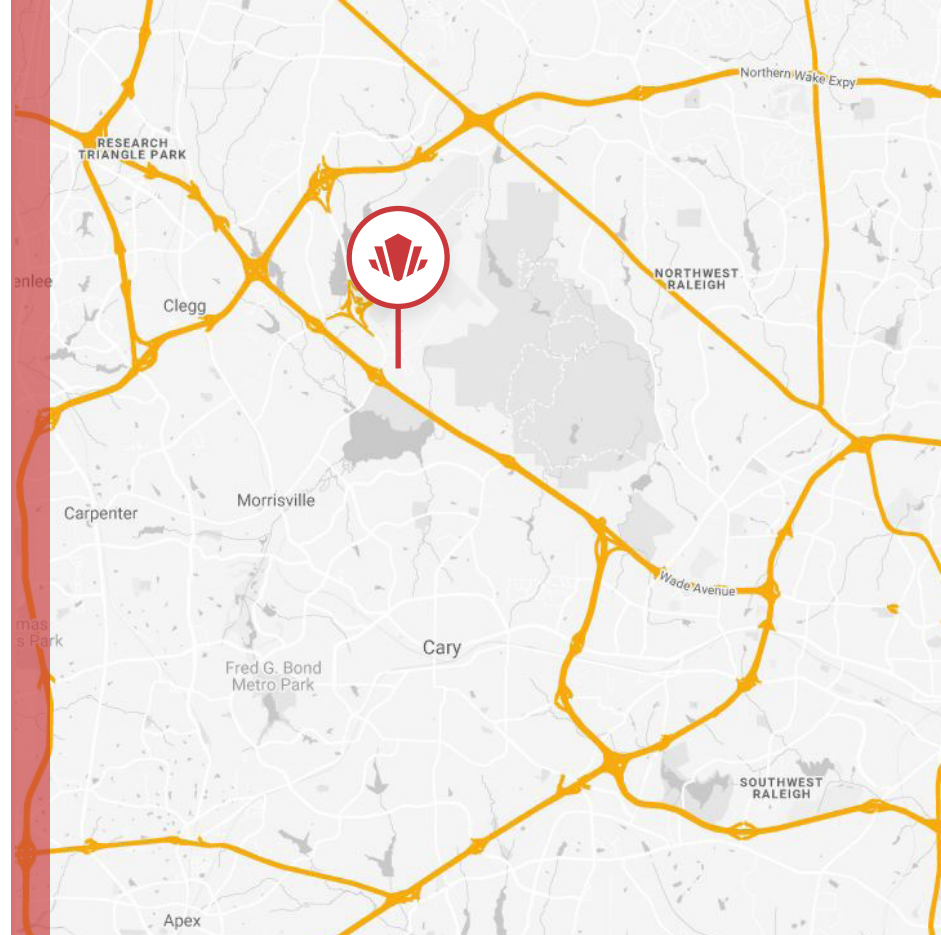
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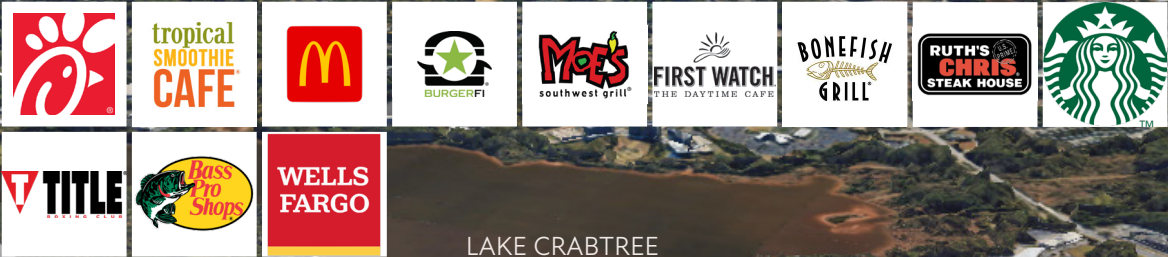
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POINTS OF INTEREST

DINING

- Bojangles
- Cracker Barrel
- Wendy's
- Texas Steakhouse
- Jersey Mike's Subs
- Waffle House
- Chick-fil-A
- Tropical Smoothie Cafe
- McDonald's
- Burger Fi
- Moe's Southwest Grill
- First Watch
- Bonefish Grill
- Ruth's Chris Steak House
- Starbucks

LODGING

- Holiday Inn Express
- Hampton Inn
- Fairfiled Inn & Suites
- Staybridge Suites
- The Umpstead Hotel

CONVENIENCE

- RDU International Airport
- Lake Crabtree
- Title Boxing Club
- Bass Pro Shops
- Wells Fargo

ABOUT

RDU Center III is a 114,518 SF, Class A office building located between Raleigh and Durham. It is the closest office building to Raleigh-Durham International Airport of its quality. Additionally, it is surrounded by numerous restaurants, hotels, and attractions.

On top of its excellent location, the building itself has many notable features, including, its eye-catching lobby, underground parking, electric vehicle charging stations, and on-site fitness center. The building's modern exterior finishes pair nicely with its functional, yet beautiful interior.

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GRAND ENTRANCE

An intriguing and inviting exterior



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