

# CENTREGREEN OFFICE PARK

WESTON PARKWAY | CARY, NORTH CAROLINA



# CENTREGREEN neighborhood

**RETAIL**  
1M SF  
10 MIN

**RESIDENTIAL**  
>15K HOMES  
5 MILES

**HOTELS**  
735 KEYS  
32K SF MEETING  
SPACE

**RECREATION**  
100+ MILES OF  
GREENWAYS

540

40

70

440

RALEIGH-DURHAM  
INTERNATIONAL  
AIRPORT

William B. Umstead  
State Park

CRABTREE  
VALLEY MALL

Apple  
MetLife

verizon

Chick-fil-e

sas

Embassy Suites

MORRISVILLE

Lake Crabtree

Marriott Town Place Suites

Harrison Park

Extended Stay America

Arboretum

The Umstead

Biologics  
By McKesson

Weston Corners

CENTREGREEN  
OFFICE PARK

RAILINC

PNC ARENA

NORTH CAROLINA  
STATE  
UNIVERSITY

CVS

Parkwest Village

STARBUCKS

TARGET

TJ-maxx

PETSMART

ParkPlace

Deutsche Bank

CARY

Fred G. Bond Metro Park

Lake Johnson

CROSSROADS  
PLAZA

Hilton Inn

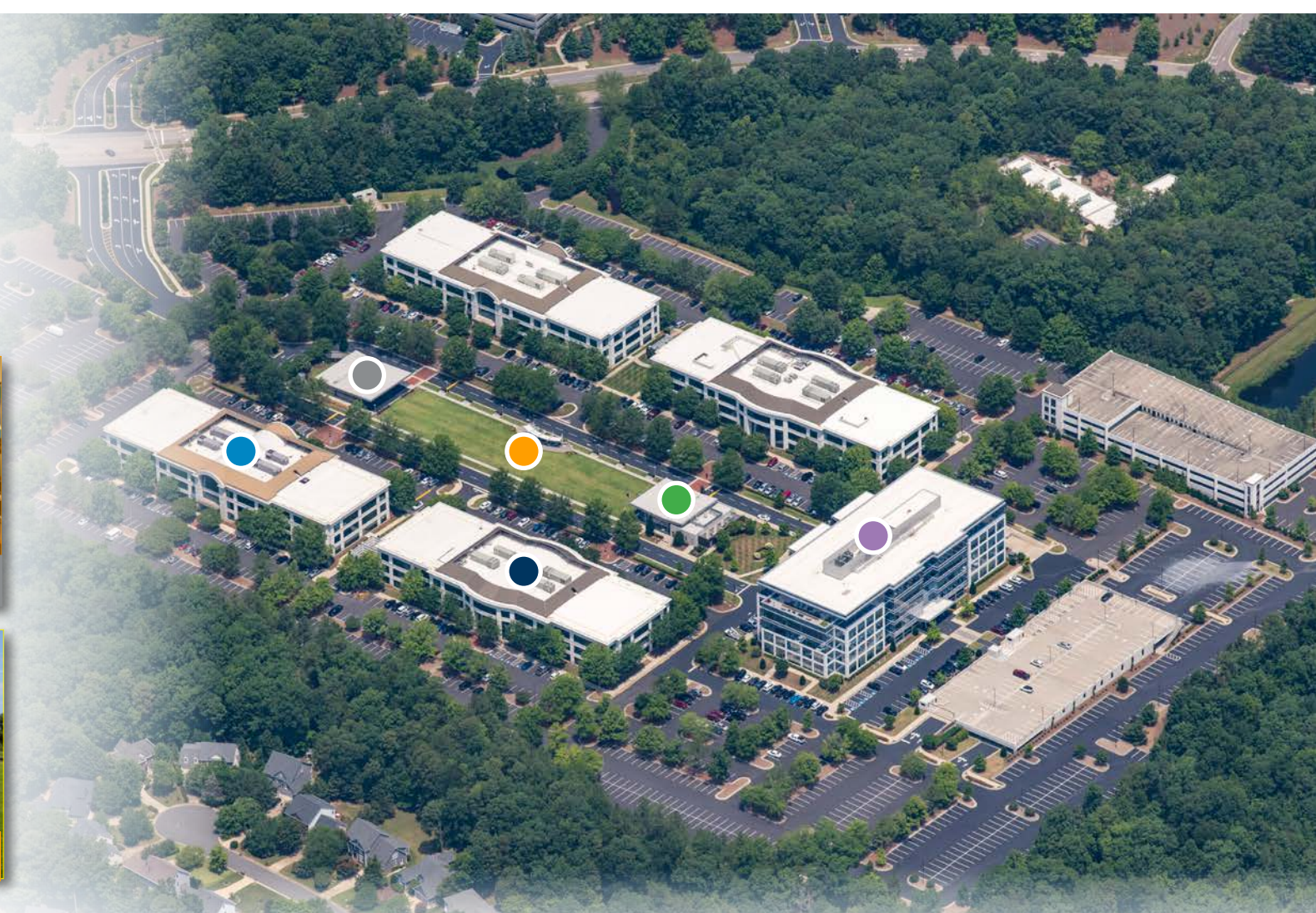
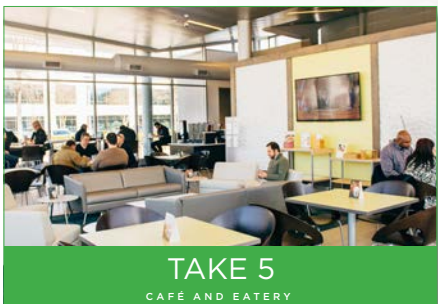
## IN GOOD COMPANY

<p><b>SAS</b> 4,024 Employees 430 Acres</p>	<p><b>MetLife</b> 3,100 Employees 440,000 RSF</p>	<p><b>Verizon</b> 1,800 Employees 36 Acres</p>	<p><b>Apple</b> 500+ Employees 220,000 RSF</p>	<p><b>Deutsche Bank</b> 580 Employees 98,000 RSF</p>	<p><b>Biologics</b> 500 Employees 76,000 RSF</p>	<p><b>John Deere</b> 375 Employees 167,000 RSF</p>	<p><b>Cornerstone</b> 400 Employees 124,000 RSF</p>	<p><b>Cotton Incorporated</b> 200 Employees 57,000 RSF</p>
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# CENTREGREEN

*campus amenities*

A people-focused environment designed with your team in mind, where talent has the tools they need to achieve excellence.



# 1000 CENTREGREEN

CENTREGREEN FIVE | CARY



**99K**  
RSF

**3**  
FLOORS

**33K**  
RSF FLOOR PLATES

**4/1,000**  
PARKING RATIO



MSCI  
ESG RATINGS



# 2000 CENTREGREEN

CENTREGREEN ONE | CARY



**99K**  
RSF

**3**  
FLOORS

**35K**  
RSF FLOOR PLATES

**4/1,000**  
PARKING RATIO



MSCI  
ESG RATINGS



Corporate ESG  
Performance  
AS RATED BY  
ISS ESG  
Prime



# 3000 CENTREGREEN

CENTREGREEN FOUR | CARY



**100K**  
RSF

**3**  
FLOORS

**34K**  
RSF FLOOR PLATES

**4/1,000**  
PARKING RATIO



MSCI  
ESG RATINGS



Corporate ESG  
Performance  
AS RATED BY  
ISS ESG Prime



# 4000 CENTREGREEN

CENTREGREEN TWO | CARY



**101K**  
RSF

**3**  
FLOORS

**33K**  
RSF FLOOR PLATES

**4/1,000**  
PARKING RATIO



MSCI  
ESG RATINGS



# 5000 CENTREGREEN

CENTREGREEN THREE | CARY



**170K**  
RSF

**3**  
FLOORS

**33K**  
RSF FLOOR PLATES

**4/1,000**  
PARKING RATIO



**MSCI**  
ESG RATINGS



 Highwoods®

CENTREGREEN OFFICE PARK

# Raleigh Market

**1978**

Founded in Raleigh

**36**

Buildings

**5.8M**

Square Feet

**\$1.6B**

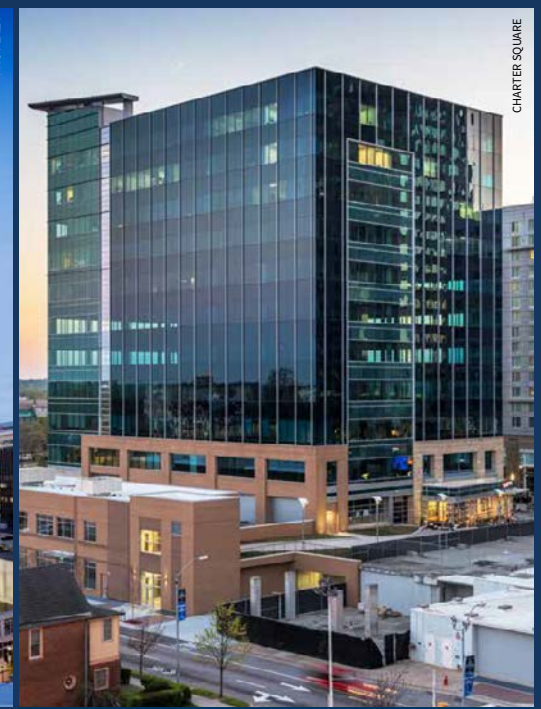
Invested

**48**

Professionals

**315+**

Customers



\*As of 12/31/25

# EVERYTHING UNDER ONE ROOF

Highwoods is not a merchant builder but rather an all-under-one-roof collection of professionals committed to building, operating and maintaining the most talent-supportive and resilient workplaces for the long term. We develop and own high-performance, energy-efficient and wellness-focused office buildings with 24-hour customer service, on-site maintenance personnel and a commitment to making your workplace a compelling and competitive advantage in retaining and recruiting the very best talent.

## SUSTAINABLE STRATEGIES

- Building system commissioning
- Construction waste management
- Energy efficient mechanical and electrical systems
- Low-emitting (volatile organic compound) materials (adhesives, sealants, paints, carpet systems)
- Sustainable construction materials



## LIVEMETER

- Our award-winning LiveMeter program tracks, monitors and controls electrical service.
- Advanced energy monitoring systems send real-time data to our Energy Command Center
  - Standard in all new construction
  - Includes over 95% of all Highwoods-managed energy consumption
  - Since 2013, our carbon footprint reduction equates to taking over 5,600 cars off the road

## CUSTOMER COMMAND CENTER

- Our personalized approach extends beyond the phone call, email or live chat.
- Customer service reps available 24/7
  - 4.8 seconds average hold time
  - 98.9% customer satisfaction rating



- Pay bills entirely online with VersaPay, a fast and secure way to go green.
- View open invoices in real-time
  - Pay by secure ACH
  - Schedule future payments
  - Review payment history

## WORK ORDER SYSTEM

Request maintenance quickly and seamlessly, right at your fingertips. Through our work order system, customers can submit requests any-time, allowing our team to respond promptly and get to work right away.

# WE'RE HERE *for you!*

Officing at CentreGreen means more than a prime Cary location, exceptional access and superior amenities. It also means a local partner is waiting to serve you.

With a keen focus on customer service and experience, our team is committed to addressing your needs and exceeding expectations at every turn. And because we're able to accommodate your changing needs, we're intentional about developing long-term relationships that extend long beyond the first lease.

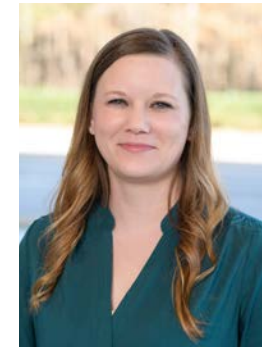
Experience a new kind of working dynamic with Highwoods Properties at CentreGreen Office Park.



THOMAS "SKIP" HILL  
SVP | Raleigh Market Lead



AMY WATKINS  
Senior Leasing Representative



MEGAN KALUS  
Property Manager

We're in the *work-placemaking* business. We are committed to developing, owning and operating the most talent-supportive workplaces so the world's talent can realize its best self and achieve *together* what it cannot apart.

*You've come to the right place.*



**AMY WATKINS**

SENIOR LEASING REPRESENTATIVE

AMY.WATKINS@HIGHWOODS.COM | 919-630-1629

*you've come to the right place!*

 **Highwoods**<sup>®</sup>