

FOR LEASE

**3702 Alliance Drive, Suite A**  
**Greensboro, NC 27410**  
**5,000 +/- SF**



1007 Battleground Avenue, Suite 401  
Greensboro, NC 27408  
336-379-8771



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3702 Alliance Drive, Suite A  
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**FOR LEASE**  
**Light Industrial Flex Space**

- Year Built: 1984    Renovated: 2019
- 14.5 feet ceilings and 1 dock high door
- Ideal Use: Industrial, Showroom, Service, Sales, Warehouse
- Lease Price: **\$9.90 PSF (\$4,125/mo)** (Modified Gross)  
*(tenant pays utilities)*

**Property Features**

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Square Footage: 5,000 +/- SF

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Office/Showroom: 2,000 +/- SF

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Warehouse: 3,000 +/- SF

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Zoning: LI (Light Industrial)

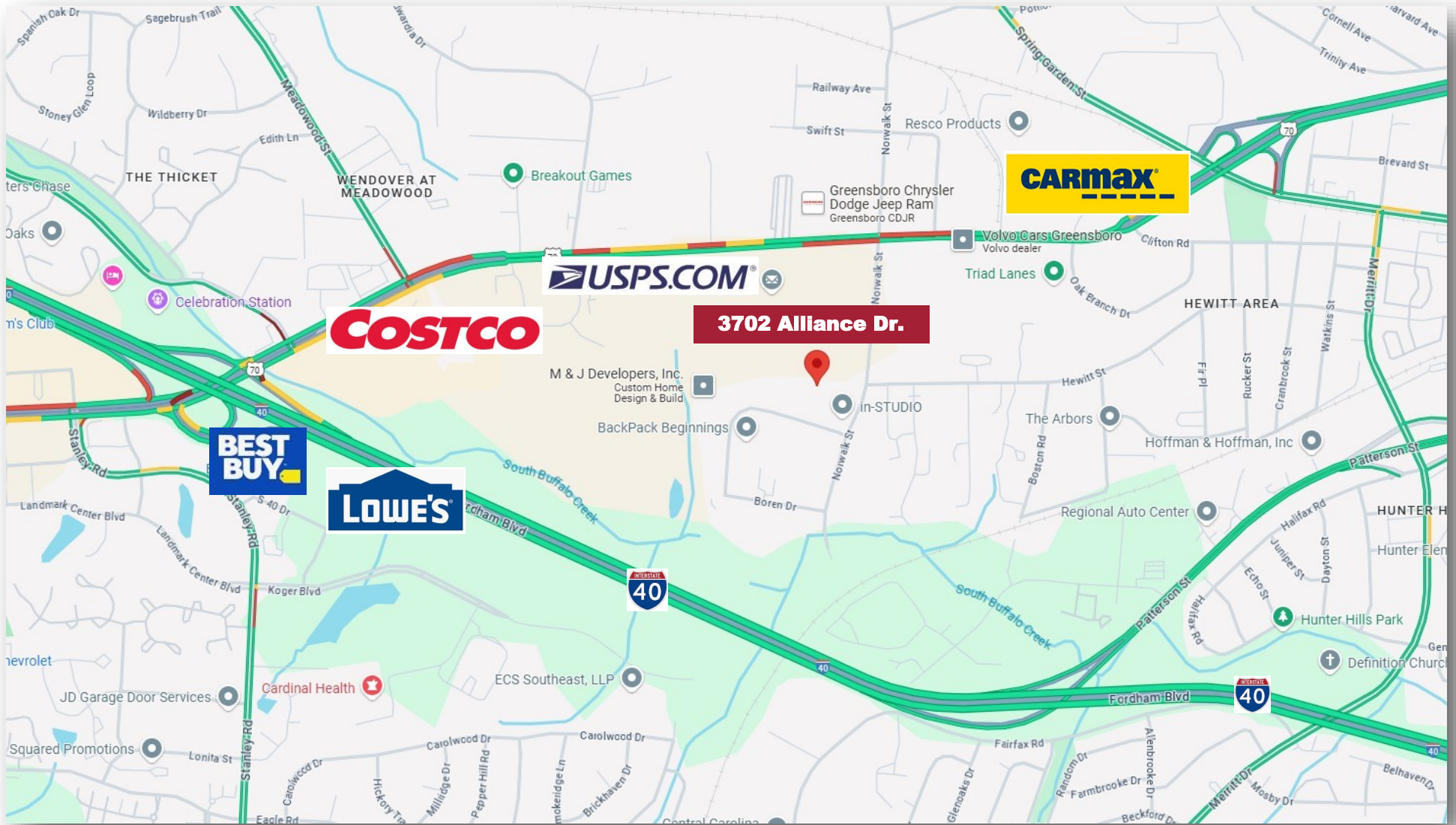
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Parking: 25 Shared Common

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