

936-944 S. Elm Street

Greensboro, North Carolina 27406

Industrial/Warehouse/Office Space Available Near Downtown Greensboro



Property Overview

- + **Combined Buildings Size:** 27,936± SF
 - 936 S Elm St: 15,536± SF Warehouse/Distribution Space (Fully Conditioned)
 - 944 S Elm St: 12,400± SF Warehouse Space (Heated Only)
- + **Available Space:** 12,400-27,936± SF
- + **Acreage:** 1.22 Acres
- + 3 Ext. Docks & 4 Drive-Ins (8'x10') w/ Interior Loading Docks
- + Located in the Greensboro CBD with easy access to I-40 (3 Miles) and I-85 (11 Miles)



Building Specifications

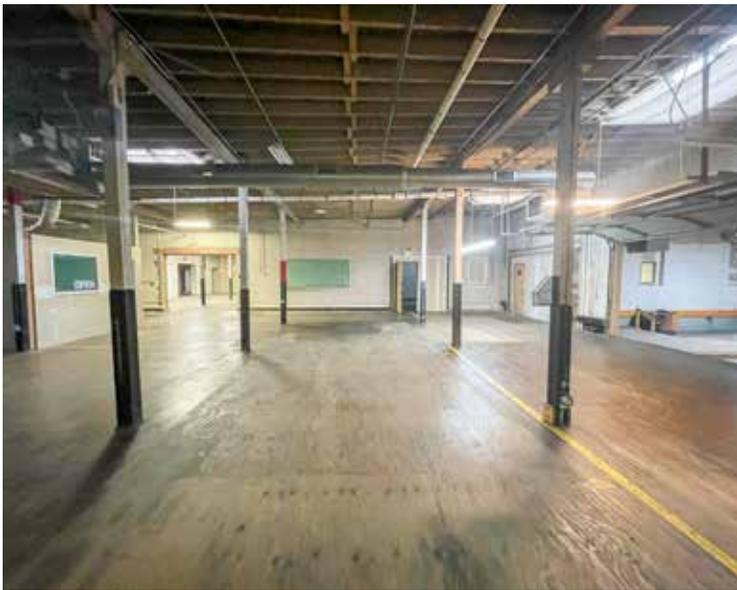
Total Building Size	27,936 SF	Zoning	Light Industrial (LI)
936 S Elm St	15,536 SF - Fully Conditioned	Clear Height	14' - 18'
944 S Elm St	12,400 SF - Heated Only	Construction	Masonry
Drive-ins	Four (4) Drive-in Storage Bays (8'x10')	Dock Doors	Three (3) Exterior Dock Doors
Sales Price	Call for Pricing	Drive-ins	Four (4) Drive-in Storage Bays (8'x10')



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For Sale or Lease

936 S ELM ST



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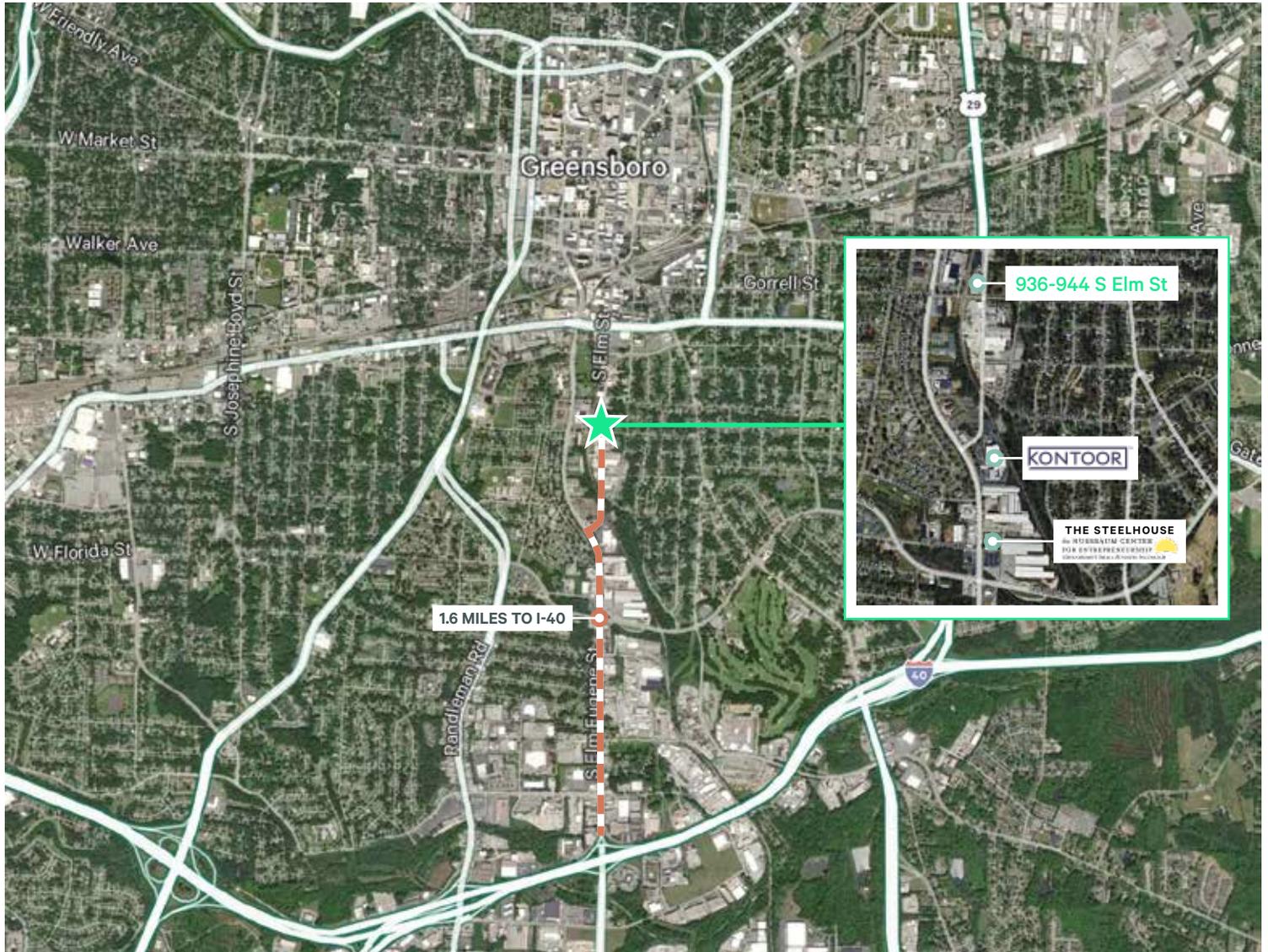
For Sale or Lease

944 S ELM ST



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