

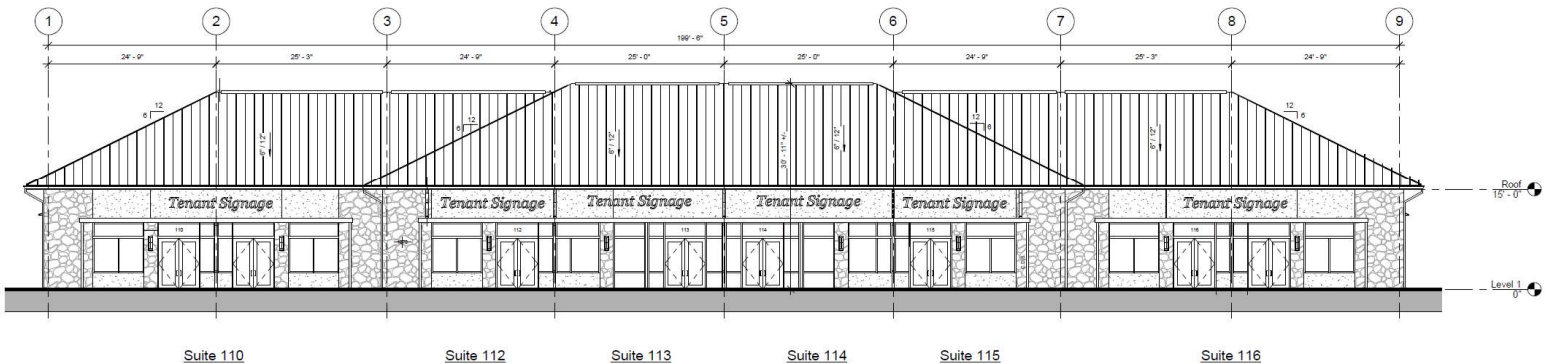
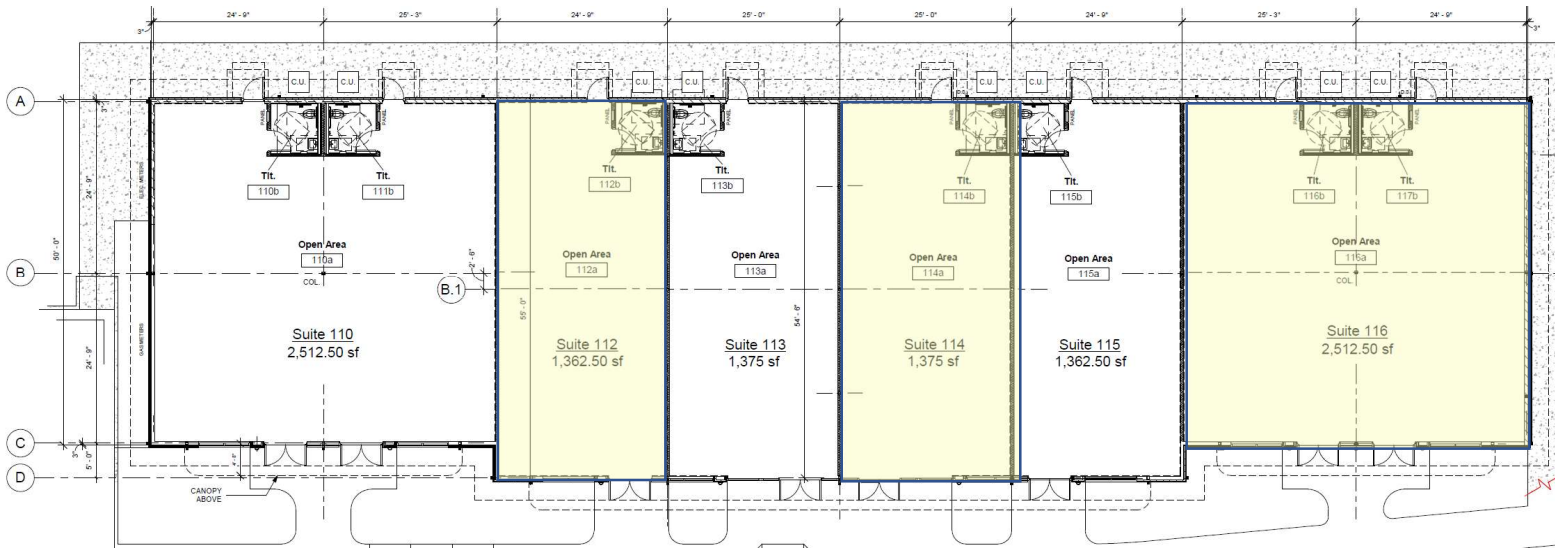
WALNUT VALLEY RETAIL CENTER

NAI Beverly-Hanks
Different by Design

Walnut Valley Retail/Office Center - Combinable, Upscale Class A Suites



Suite	Size (SF)	Lease Type	Rate SF/Yr	1870 Brevard Rd, Arden, NC 28704 - Building 2	Status
110	2,513	NNN	\$35.00	End unit with large open retail space or cubical area for offices, 2 restrooms, non-dedicated parking in shared parking lot with EV Chargers. \$35.00 SF = \$7,329.58 mo + Est. CAM \$3.00 SF mo. \$628.25 mo = \$7,957.83 mo.	LOI
112	1,362	NNN	\$35.00	Interior Unit, 1 restroom, open space for retail or cubicle offices, non-dedicated parking in shared parking lot \$35.00 SF = \$3,972.50 mo + Est. CAM \$3.00 SF mo. \$340.50 mo = \$4,313 mo.	LOI
113	1,375	NNN	\$36.00	Interior Unit, 1 restroom, open space for retail or cubicle offices, non-dedicated parking \$36.00 SF = \$4,125.00 mo + Est. CAM \$3.00 SF mo. \$343.75 mo = \$4,468.75 mo.	Available
114	1,375	NNN	\$36.00	Interior Unit, 1 restroom, open space for retail or cubicle offices, non-dedicated parking \$36.00 SF = \$4,125.00 mo + Est. CAM \$3.00 SF mo. \$343.75 mo = \$4,468.75 mo.	Available
115	1,362	NNN	\$35.00	Interior Unit, 1 restroom, open space for retail or cubicle offices, non-dedicated parking \$35.00 SF = \$3,972.50 mo + Est. CAM \$3.00 SF mo. \$340.50 mo = \$4,313 mo.	LOI
116	2,513	NNN	\$35.00	End unit, well suited for office or retail space; 2 restrooms, non-dedicated parking area in shaerd parking lot \$35.00 SF = \$7,329.58 mo + Est. CAM \$3.00 SF mo. \$628.25 mo = \$7,957.83 mo.	Available



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