

# 3000 WESTON PARKWAY



FULL BUILDING, SINGLE TENANT OPPORTUNITY



HOME

HIGHLIGHTS

FLOORPLAN

AMENITIES

LOCATION

# 3000 WESTON PARKWAY

[HOME](#)[HIGHLIGHTS](#)[FLOORPLAN](#)[AMENITIES](#)[LOCATION](#)

- » Full building second generation lab available in move-in ready condition
- » 30,369 SF
- » Convenient to I-40 in Cary
- » Single story structure
- » 3.2/1,000 parking ratio
- » Dock-high loading with a leveler
- » Dedicated chemical storage area
- » Natural gas
- » Water purification system
- » Electrical -
  - » Duke Energy
  - » 1,600-amps, 277/480-volt, three-phase, four-wire
  - » Two diesel-powered, 250-kW, back-up emergency generators

# 3000 WESTON PARKWAY

[HOME](#)[HIGHLIGHTS](#)[FLOORPLAN](#)[AMENITIES](#)[LOCATION](#)**OPEN OFFICE SPACE****DOCK-HIGH LOADING****BREAK ROOM**

# 3000 WESTON PARKWAY



HOME

## HIGHLIGHTS

## FLOORPLAN

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30,369 Square Feet

Lab



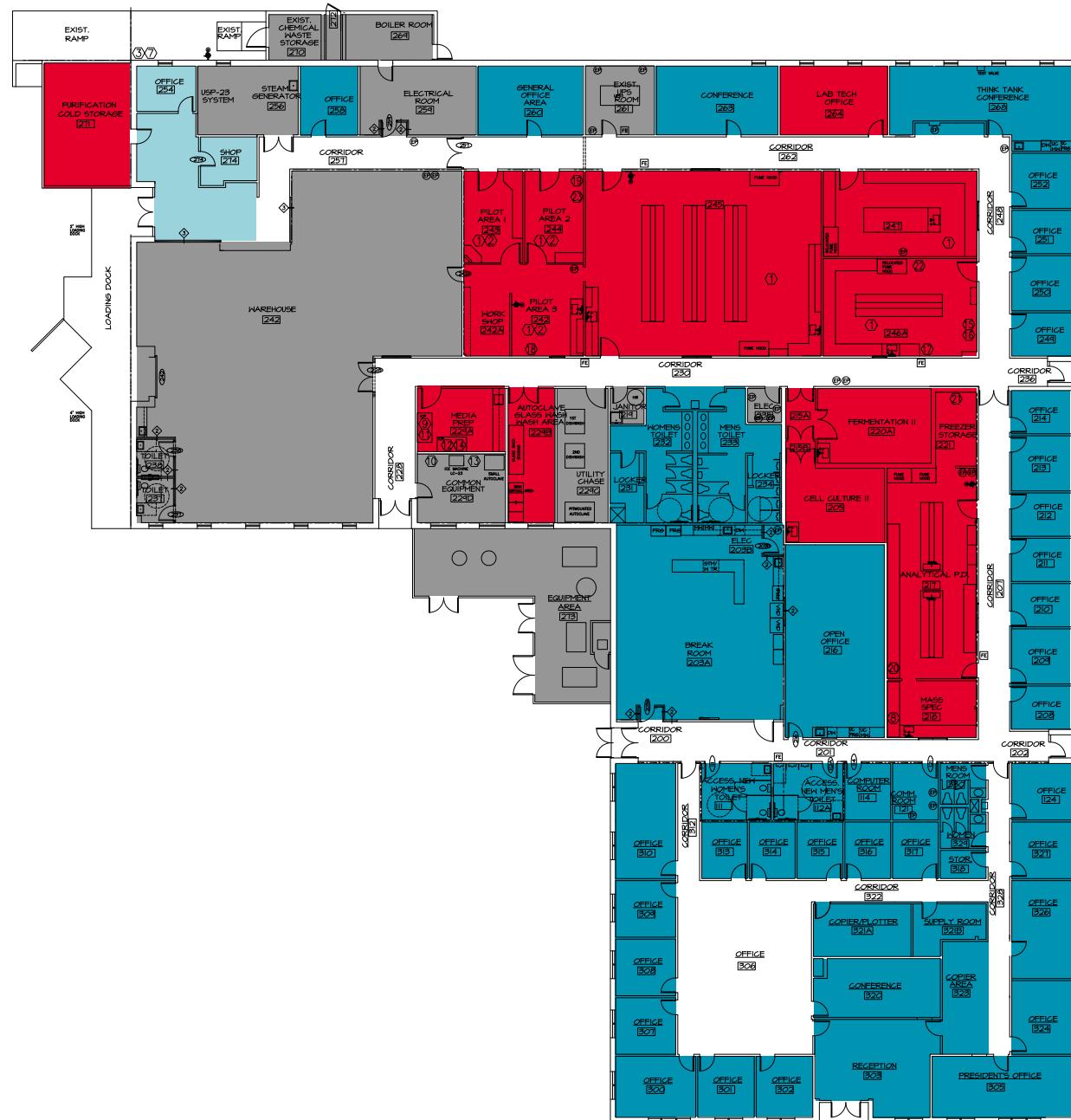
## Utility



## Loading Area



## Office



# 3000 WESTON PARKWAY

CUSHMAN & WAKEFIELD

HOME

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## Local Amenities

Amenities within 2 miles

10 MINUTE DRIVE TO RDU INTERNATIONAL AIRPORT

7 MINUTE DRIVE TO LAKE CRABTREE

3 MINUTE DRIVE TO THE UMSTEAD

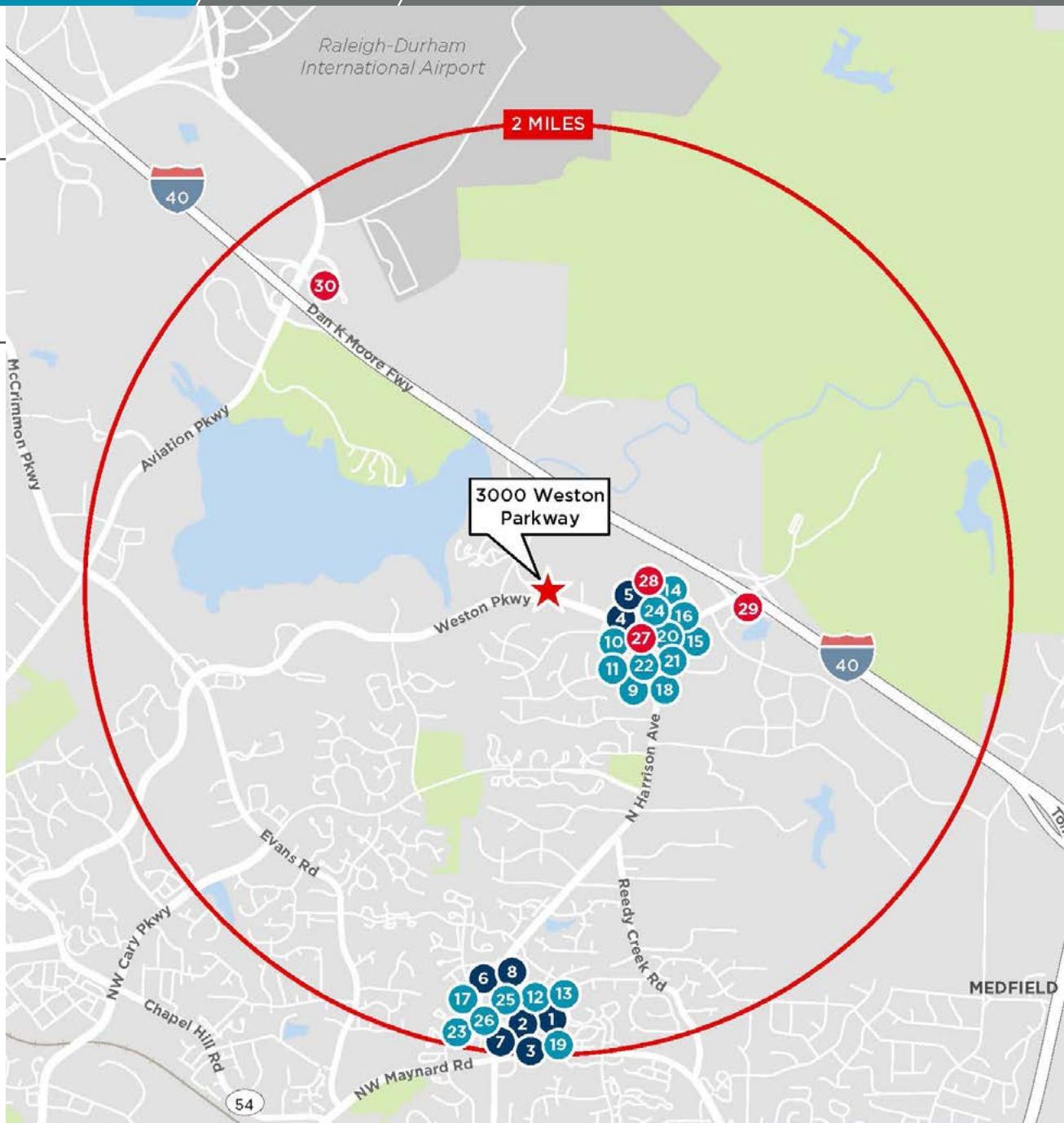
1. Staples	16. Wendy's
2. Discount Tire	17. Arby's
3. Pet Supermarket	18. Starbucks
4. Sunglass Hut	19. Starbucks
5. Bass Pro Shops	20. Chick-fil-A
6. Lidl	21. Burger King
7. Dogtopia	22. Moe's Southwest Grill
8. Harris Teeter	23. Taco Bell
9. Ruth's Chris Steak House	24. Tropical Smoothie Café
10. Bonefish Grill	25. Firehouse Subs
11. BurgerFi	26. Zaxby's
12. Cold Stone Creamery	27. Extended Stay America
13. Papa John's	28. Embassy Suites Hotels
14. Subway	29. The Umstead Hotel & Spa
15. McDonald's	30. Hilton Garden Inn

### KEY

● Restaurants

● Hotels

● Retail



# 3000 WESTON PARKWAY



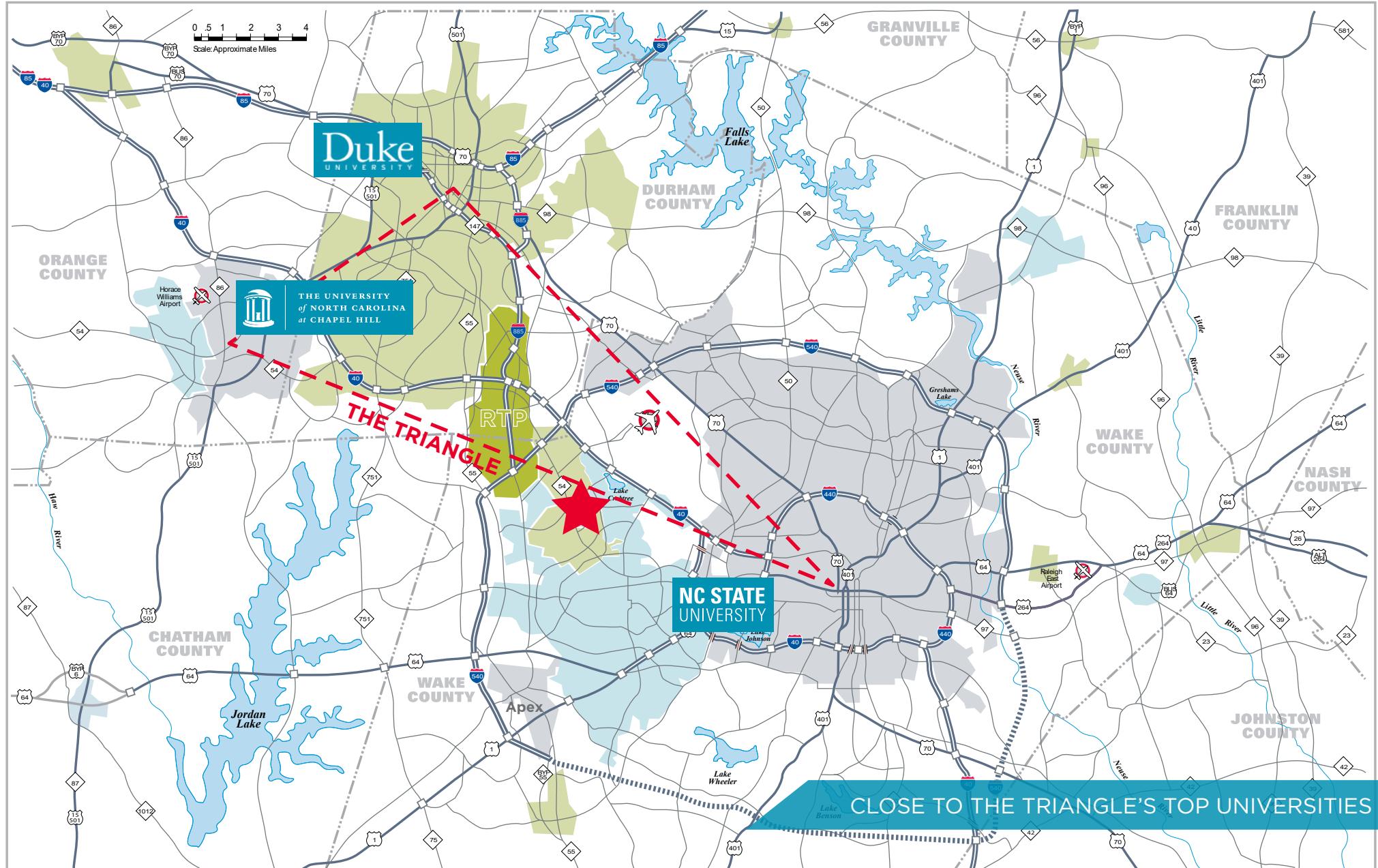
HOME

## HIGHLIGHTS

## FLOORPLAN

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[HOME](#)[HIGHLIGHTS](#)[FLOORPLAN](#)[AMENITIES](#)[LOCATION](#)

## WHY CARY?



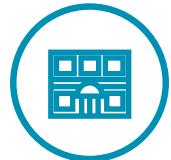
RANKED #1 SAFEST  
PLACE IN US

CARY ECONOMIC DEVELOPMENT



RANKED #1 'MOST  
RESILIENT' ECONOMY  
IN THE NATION

CARY ECONOMIC DEVELOPMENT



HOME TO THE NEWEST  
MIXED USE DEVELOPMENT,  
FENTON  
CARY LIVING



RANKED A TOP CITY TO  
ATTRACT CORPORATE  
HEADQUARTERS

CARY ECONOMIC DEVELOPMENT



RANKED #2 FASTEST-  
GROWING METRO IN  
THE US

CARY ECONOMIC DEVELOPMENT



Owned By:



Operated By:



Leased By:



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