

1,200 SF 2ND FLOOR OFFICE CONDO FOR LEASE

5640 SIX FORKS ROAD - 201, RALEIGH NC 27609



1,200 SF 2nd floor office condo for immediate lease. Remodeled 2024.

Rental rate: \$18.00 SF / \$1,800.00 Monthly. Tenant responsible for electricity, HVAC service agreement, \$500 annual cap on repairs and voice/data. *Personal Guaranty Required.*

Landlord pays water, dues, taxes and park special assessments.

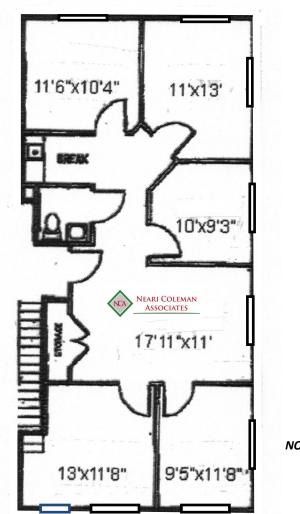
Layout: Reception area, five offices, restroom, kitchenette and storage.

- Windows in all offices and reception. Light and bright.
- New carpet. New paint.
- New window blinds. New toilet.
- New HVAC.
- High speed internet. Spectrum Business Class.
- Large building signage available.
- ◆ Built in 2000.
- ◆ Zoned: OX-3.
- Located in North Raleigh, just north of Millbrook and Six Forks Road's intersection.
- Accessible to I-440 and I-540 and other major traffic corridors.
- North Hills minutes away!
- Close to Go Raleigh bus stops.



FOR MORE INFORMATION AND A TOUR PLEASE CONTACT ANNA ACERRA 919 349 5539 ANNA@NEARICOLEMAN.COM 115 S ST MARY'S STREET RALEIGH, NC 27603 NEARI COLEMAN ASSOCIATES http://nearicoleman.com





NOT TO SCALE

5640 Six Forks Road
Suite 201
Raleigh, NC 27609
\$18.00 SF

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https://acerracommercial.com

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