

# Development Opportunity

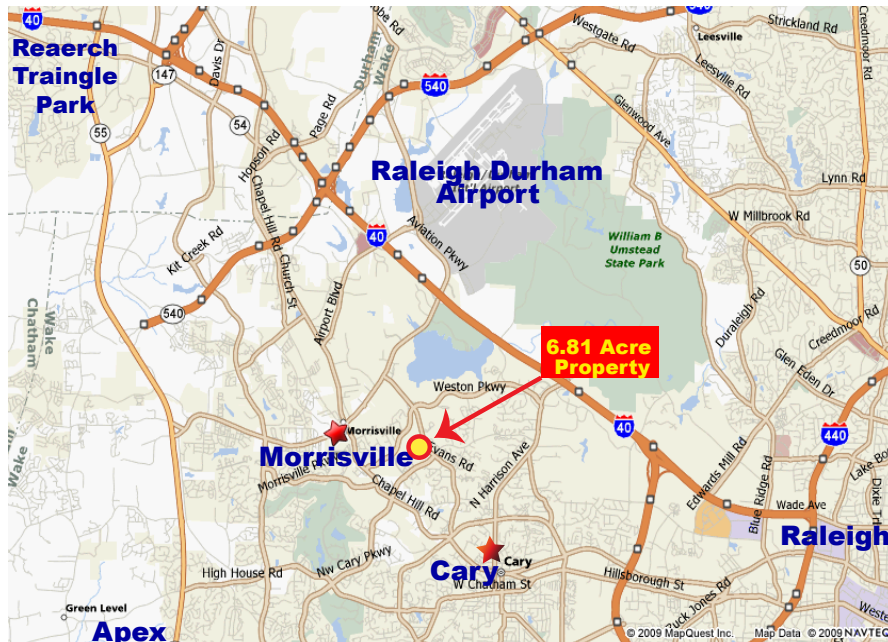
## 160 CENTREWEST CT, CARY, NC

### The Property

Type: Land  
Acreage: 6.81 Acres  
PIN # : 0755024661  
Zoning: PDD Major,  
Office /  
Industrial  
Price: 1.53 Million

### Investment Highlights

- Great Location - Cary, Great in-fill property, Off of Evans Road, Road frontages on Centrewest Ct, & Passport way, Easy access to I-40, 540 & Outerloop 440, Airport & Research Triangle Park Close to Weston Pkwy Business Park.
- Access: 6 Miles to Airport, 4 Miles to I-40, 10 Miles to RTP
- Water & Sewer at the Site
- Zoned as PDD Major, Office / Industrial
- Best Use: Office, Warehouse, Function Hall. Senior Assited Living & Condos with rezoning.
- Will accommodate about 40,000 Sq Ft Office/Warehouse capacity as one building or multiple buildings
- Town of Cary approved in 2002 Siteplan for 6 Warehouse Buildings, Totalling 50,000 Sq Ft



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