

NEWLY LISTED INDUSTRIAL SPACE



INDUSTRIAL

1410 & 1412 Trinity Ave. | High Point, NC 27260

 **Square Footage**
28,659 +/- SF Available
(1,900 +/- SF is Office Space)

 **Features**

- 480/277 VAC 3-Phase Power
- Two Dock Doors (10'x10')
- Drive-in Dock (12'x12')
- One (1) Restroom
- 1.1 +/- Acre Lot
- Fully Sprinkled
- Ceiling Height: 10'10"-12"
- New Roof

 **Lease Rate**
\$4.75 PSF NNN

Versatile industrial facility with heavy power and multiple dock doors. This fully sprinkled space includes built-in air lines, an air make-up unit, and a mix of office and warehouse space. Additional lot for expansion or extra parking.



 **Agent**
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