

ORANGE COUNTY/
HILLSBOROUGH AREA
**Flex Warehouse
for Lease**

\$14/SF FULL BUILDING + TICAM



3641 FORREST AVE., EFLAND, NC 27243



This 28,079 SF tilt-up construction offers:

- Exceptional Proximity to I-85/I-40
- Fully Conditioned
- Sprinkler System
- 19+ Parking
- (3) 12'x14' Overhead Doors
- 26'-28' Ceiling Height
- 46' x 49' Column Spacing
- Power: 3 Phase 120/208V

Available Now.

Suitable for:

- Cold Storage
- Manufacturing and Assembly
- Research Facility
- Building Trade Contractor

Emilee Collins, CCIM

(919) 730-7040

emilee@pickettsprouse.com

Matthew Morton

(919) 864-0864

matthew@pickettsprouse.com

Property Details

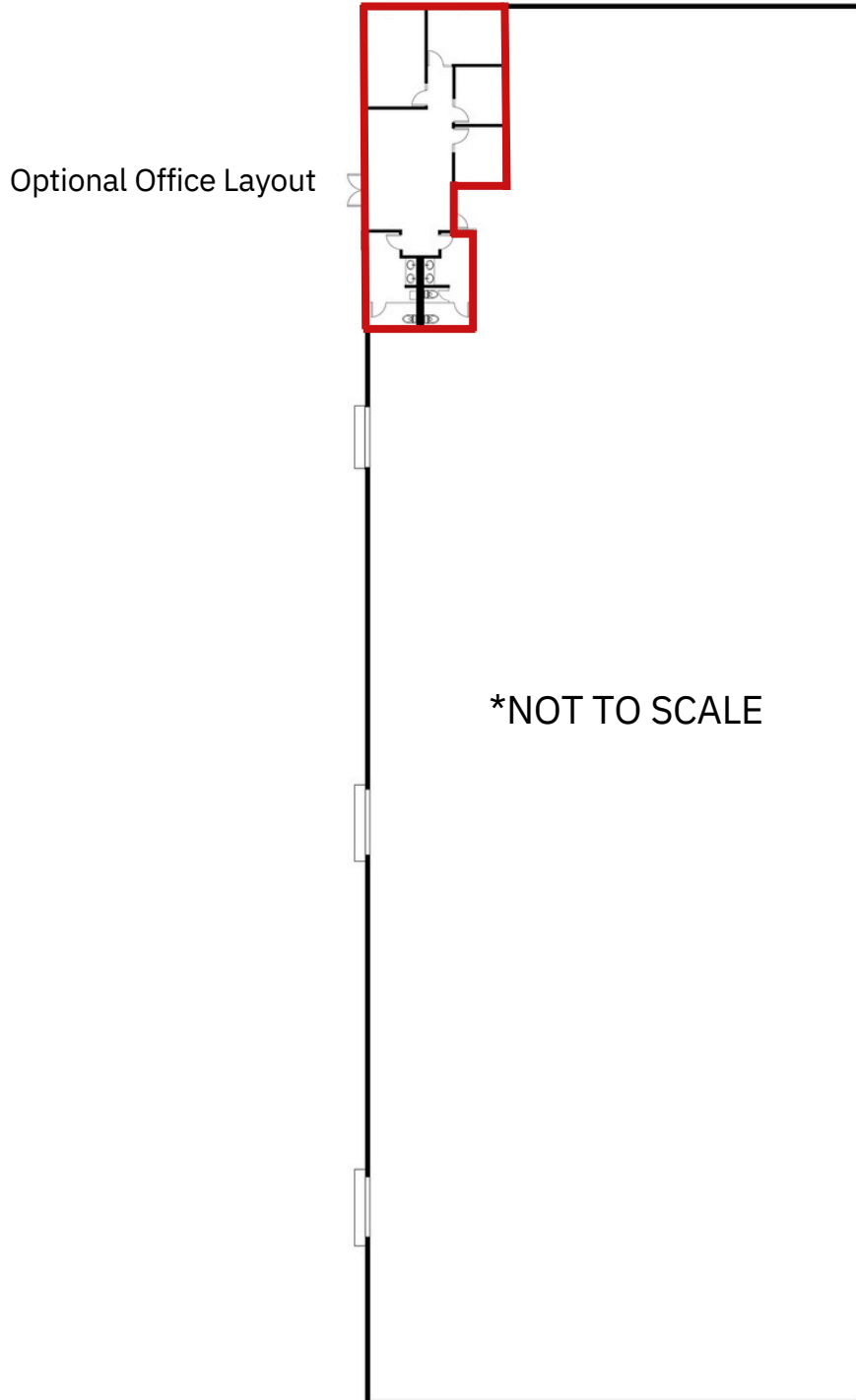
Lease Rate	\$14/SF Full Building + TICAM
Square Footage	28,079
Zoning	I2
Parcel Number	9844887024



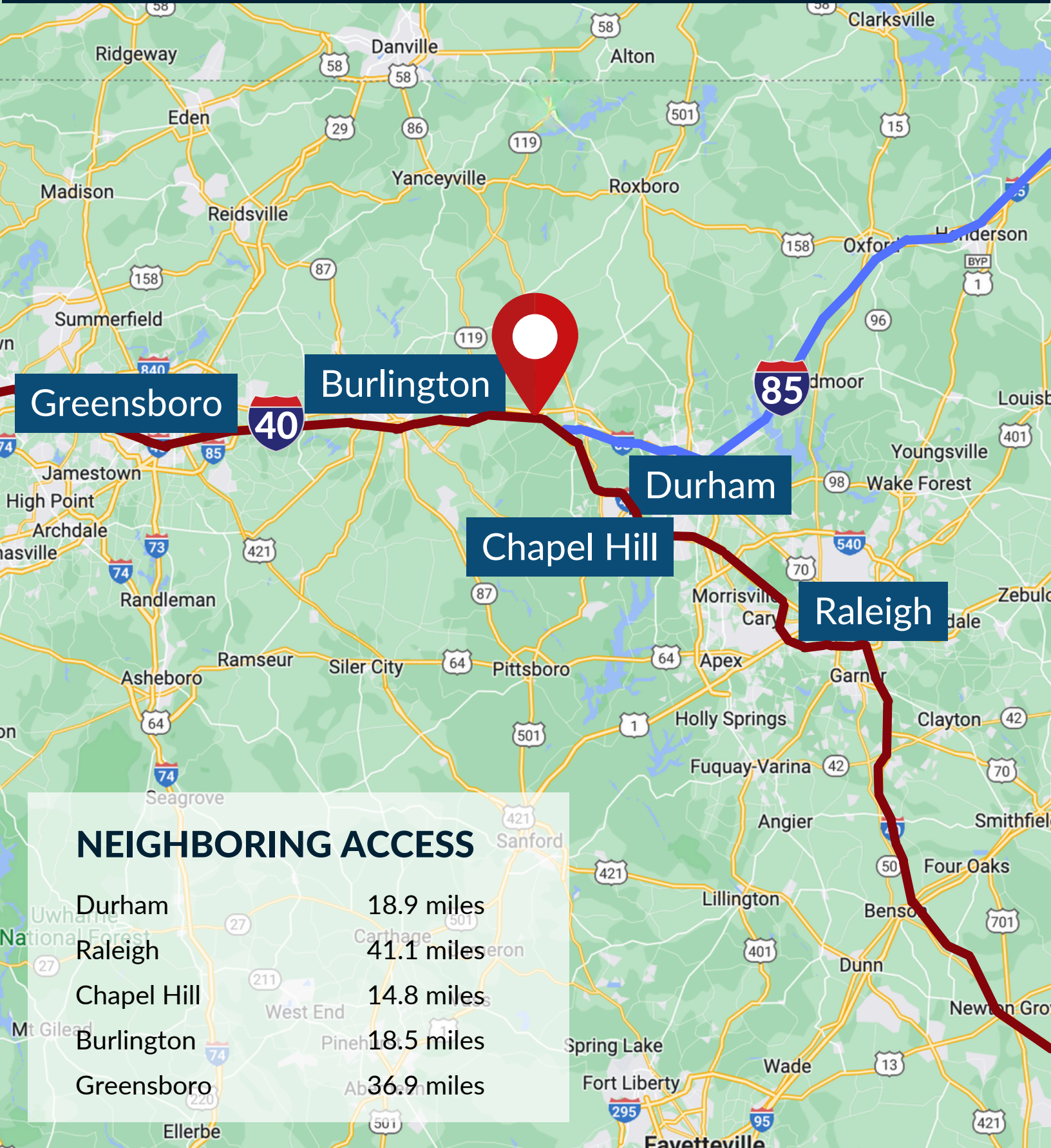
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Floor Plan



3641 FORREST AVE., EFLAND, NC 27243



Greensboro

Burlington

Durham

Chapel Hill

Raleigh

NEIGHBORING ACCESS	
Durham	18.9 miles
Raleigh	41.1 miles
Chapel Hill	14.8 miles
Burlington	18.5 miles
Greensboro	36.9 miles

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