

FLEX SPACE FOR LEASE

2,050 SF FLEX / OFFICE SPACE

501 James Jackson Ave, Suite 505, Cary, NC 27513



OFFERING SUMMARY

LEASE RATE: \$21.50 SF/yr (MG)

AVAILABLE SF: 2,050 SF

PROPERTY OVERVIEW

OFFICE/FLEX SPACE AVAILABLE. Signage visible from James Jackson Avenue. Unit is currently built out as professional office space. Office space updated in 2016. Floor plan available. Tenant responsible for prorated electricity, gas and water. Tenant responsible for in-suite janitorial. Rent is \$21.50 SF/yr Modified Gross.

PROPERTY HIGHLIGHTS

- Flex Space
- Highly Visible from James Jackson Ave
- Double-Pane, Tempered, Insulated Store Front Windows
- Currently Built Out as Professional Office Space
- Covered Entrance
- Updated in 2016
- Floor Plan Available

KW COMMERCIAL
245 NC-54 Suite 101
Durham, NC 27713

VANDAN GANDHI, CCIM
Commercial Broker
0: 919.475.5769
van.kwcommercial@gmail.com
NC #247850

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated

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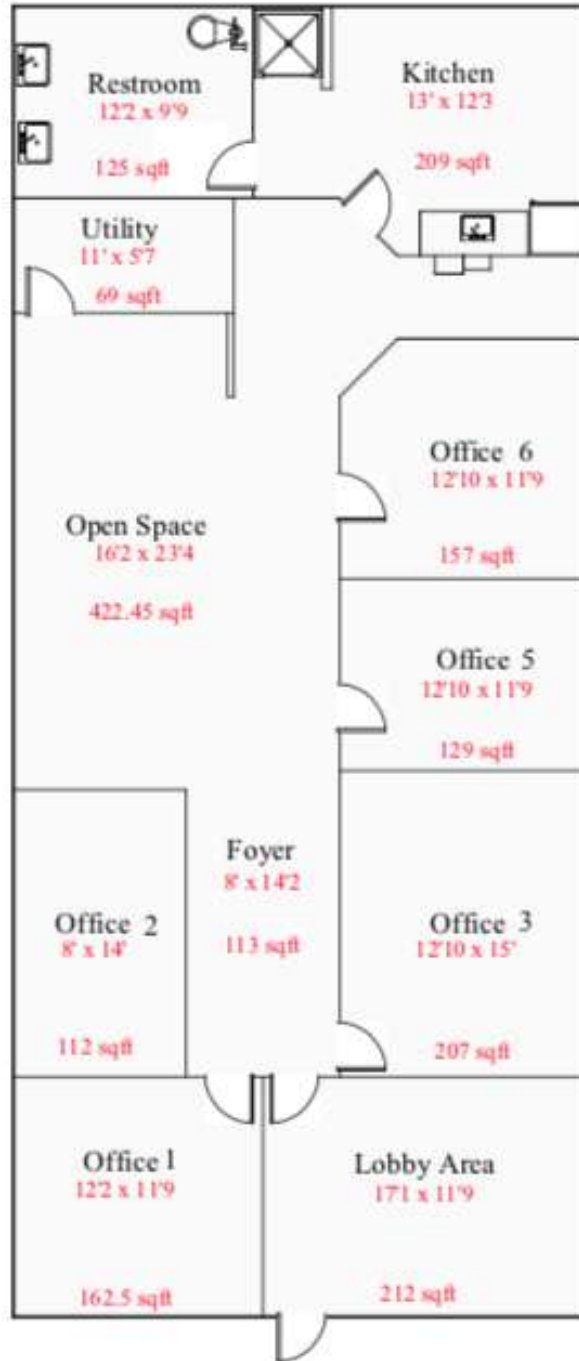
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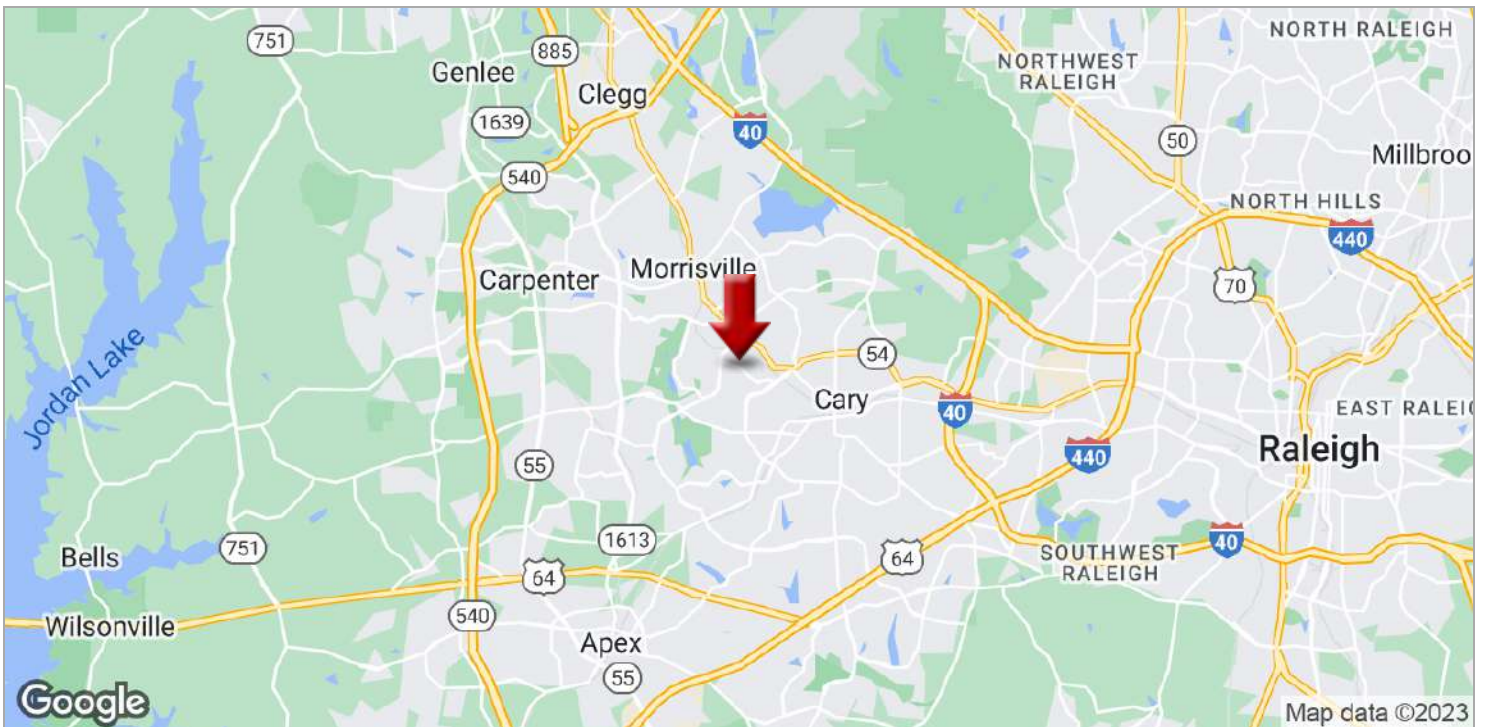
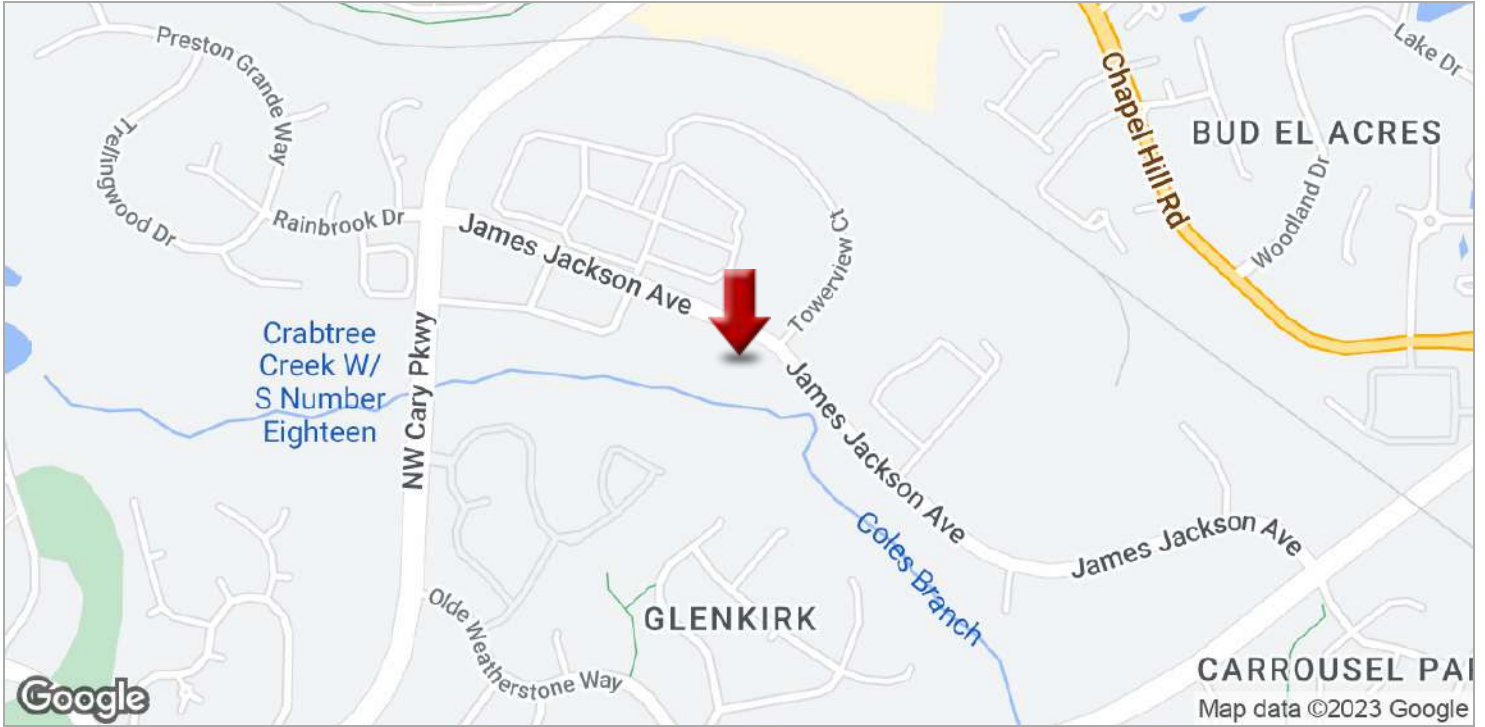
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