

# White Oak Industrial Center

2420 Fairview Street  
Greensboro, NC

±456,095 SF Industrial Facility near US 29 in Greensboro, NC



Industrial | For Sublease



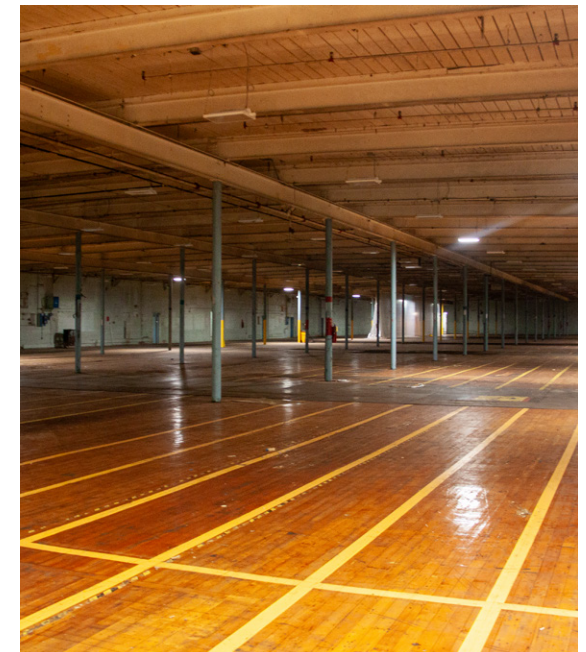
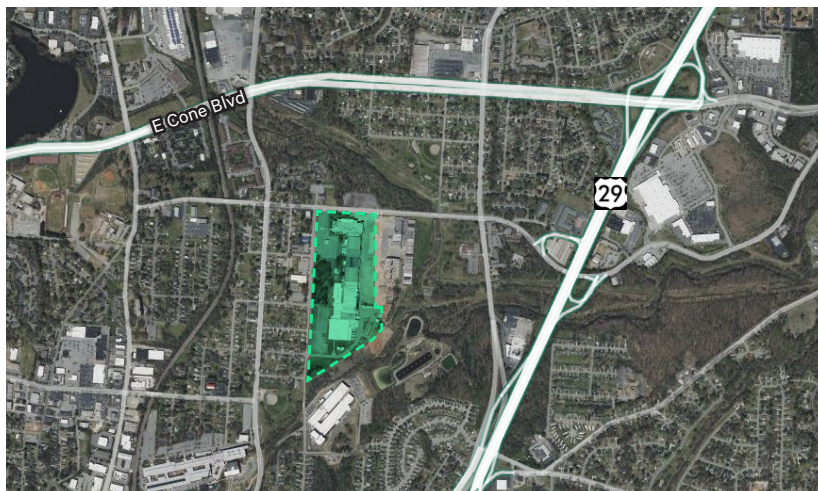


# White Oak Industrial Center

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Greensboro, NC

For Sublease

|                   |  |
|-------------------|--|
| Total SF          | 456,095 SF   |
| Site Acreage:     | 36.99 Acres  |
| Zoning:           | Heavy Industrial   |
| Year Built:       | 1948   |
| Ceiling Height:   | Varies   |
| Column Spacing:   | Varies   |
| Structure:        | Masonry  |
| Floors:           | Concrete & Wood  |
| Lease Expirations | Warehouse 1, 2, 3, 16 - 3/31/2026<br>Warehouse 4 - 6/30/2026 |
| Roofing:          | PBC  |
| Sprinkler System: | Ordinary Hazard System                                       |
| HVAC:             | Gas fired air rotation units standard                        |
| Power:            | 480V 3 phase   |
| Sewer & Water:    | City of Greensboro   |
| Gas:              | Piedmont Natural Gas   |



# Floor Plan - Warehouse 1

**±86,849 SF**

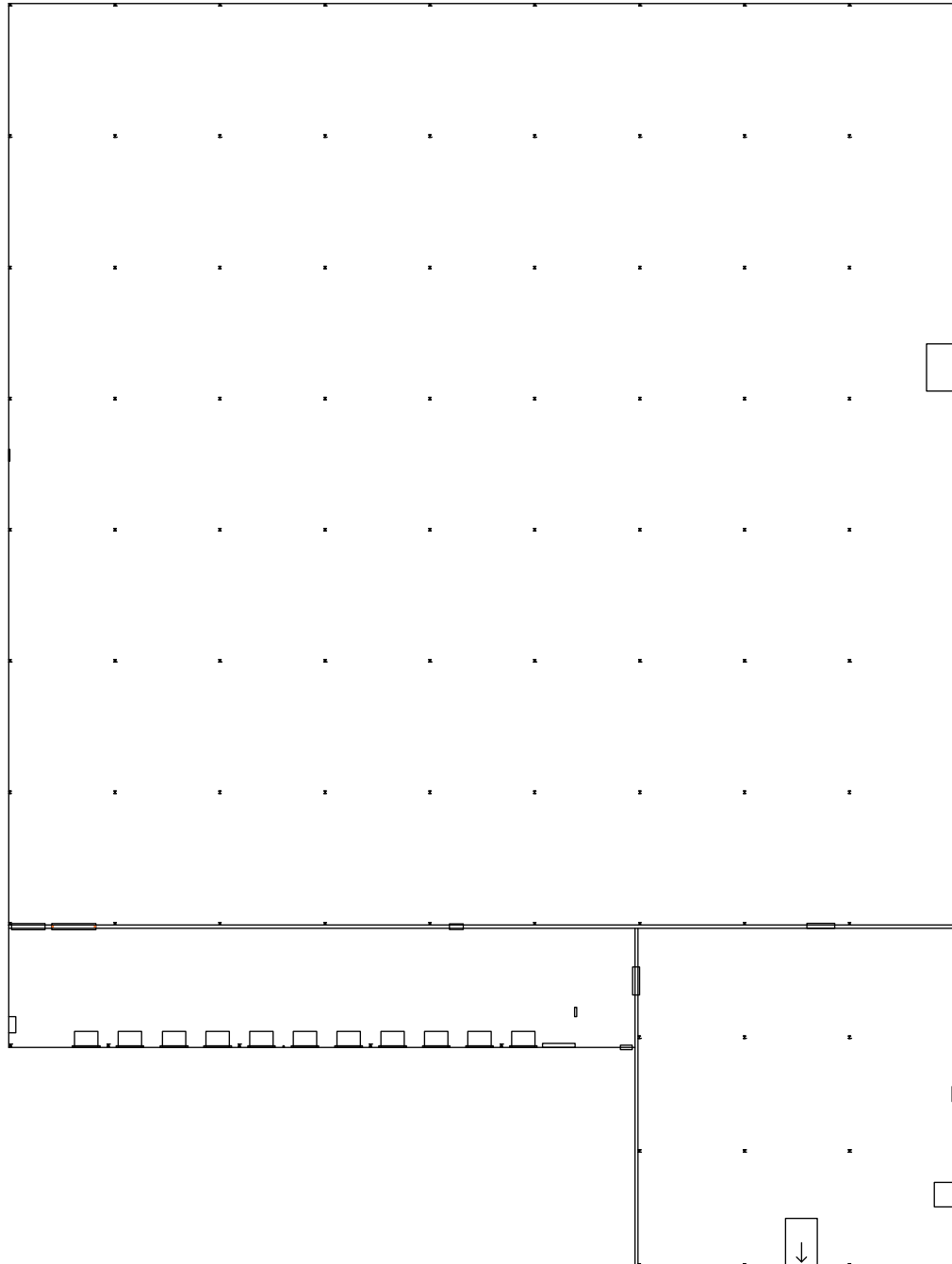
25' Clear Height

36'9" x 30' Column Spacing

Concrete Floor

Loading area - 11 Docks with Levelers

1 Drive-in Door with Ramp



# Floor Plan - Warehouse 2

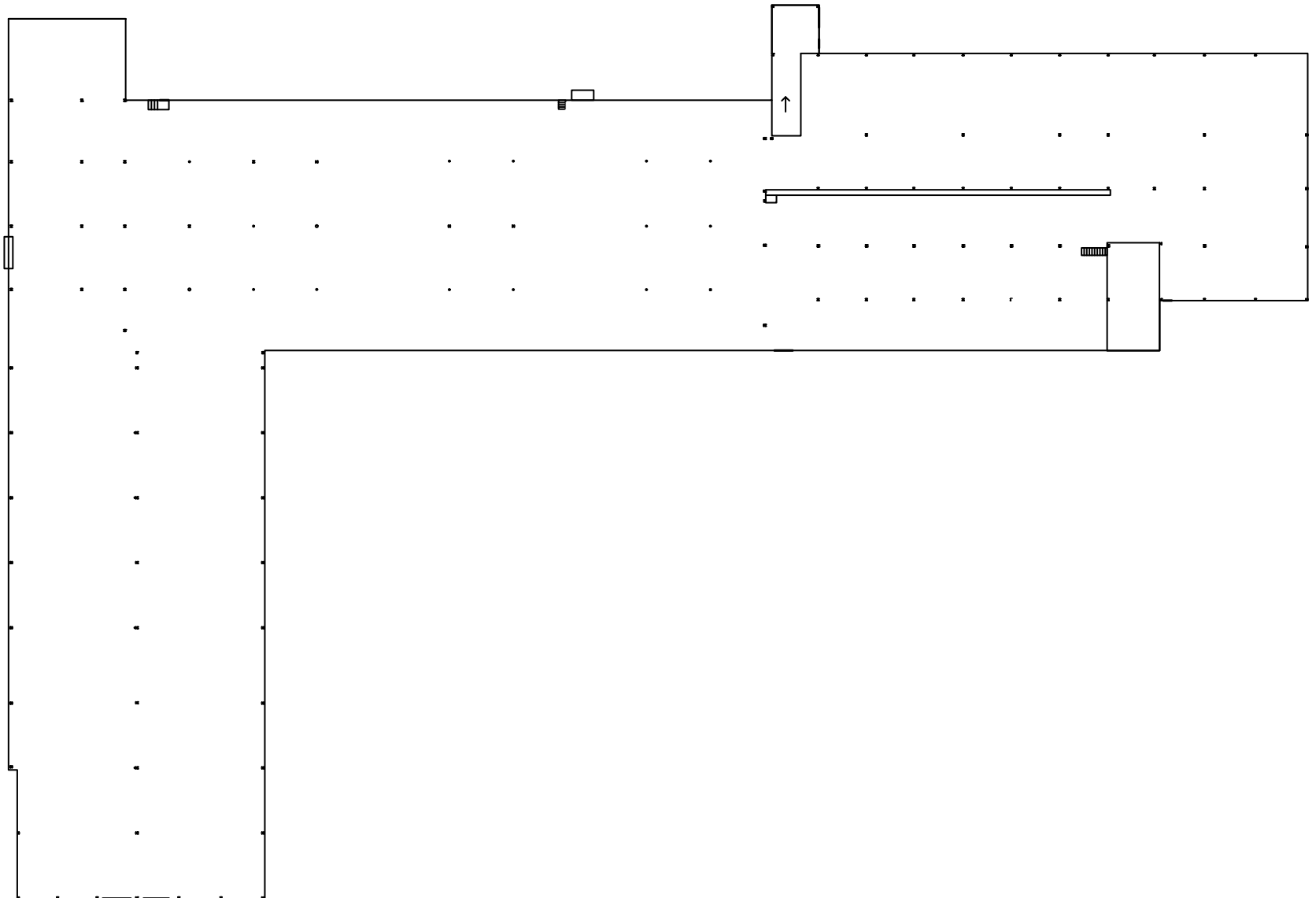
±68,888 SF

15' - 20' Clear Height

Variable Column Spacing

Concrete Floor

Loading Area - 2 Docks with Levelers, 1 Dock with Bump



# Floor Plan - Warehouse 3

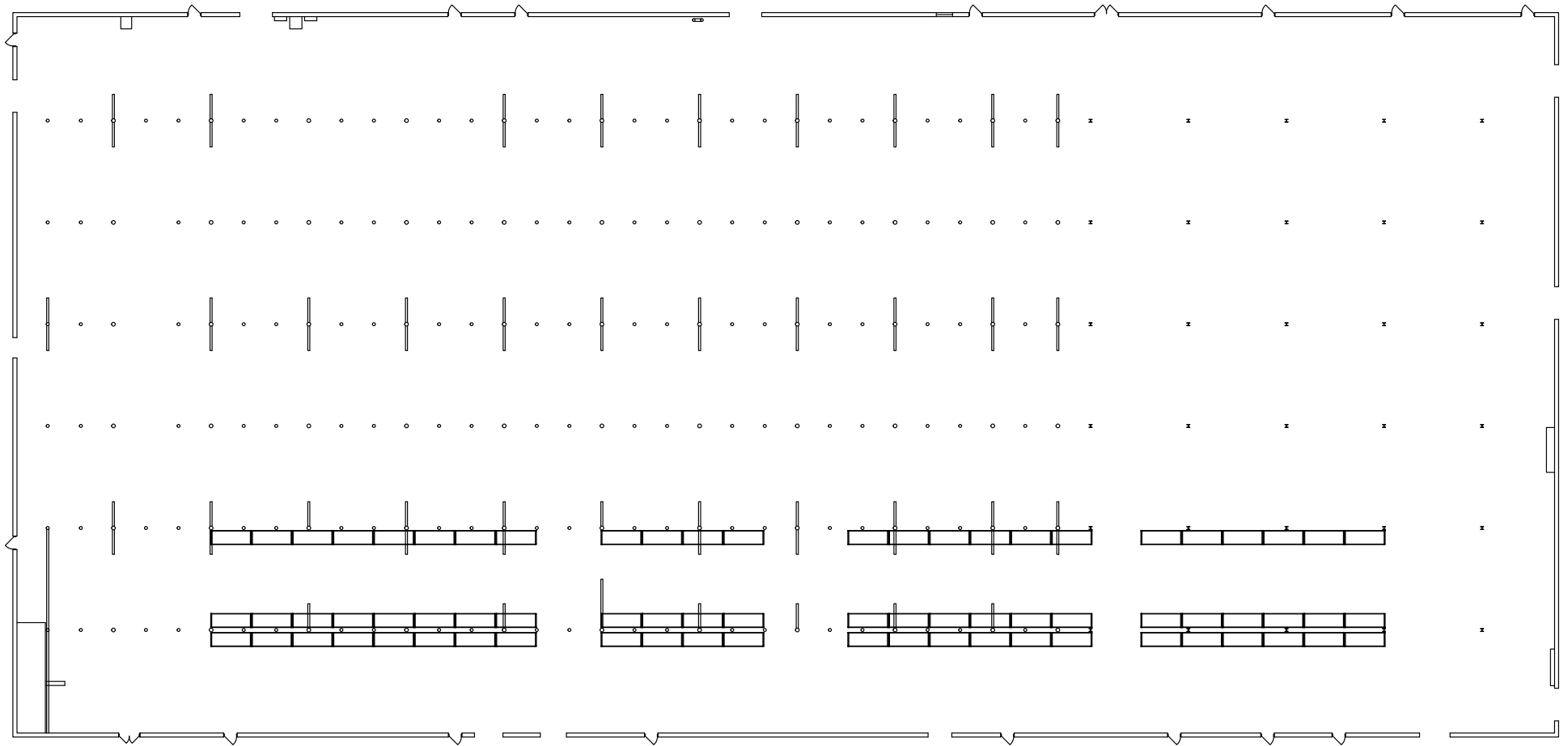
±66,453 SF

16' Clear Height

24' x 24' Column Spacing

Concrete Floor

Loading Platform - 7 Docks with Bumps



# Floor Plan - Warehouse 4

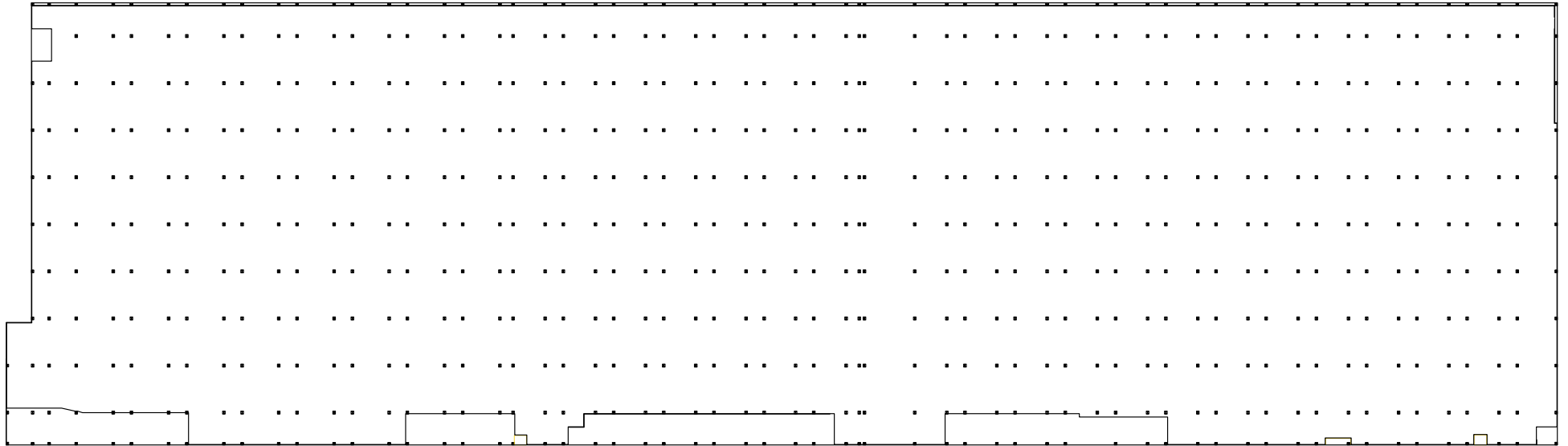
±102,436 SF

8'9" Clear Height

Variable Column Spacing

Concrete Floor

Loading Platform - 1 Dock with Leveler, 3 Docks with Bumps



# Floor Plan - Warehouse 16 Lower Level

±63,108 SF (±55,371 SF without alcoves)

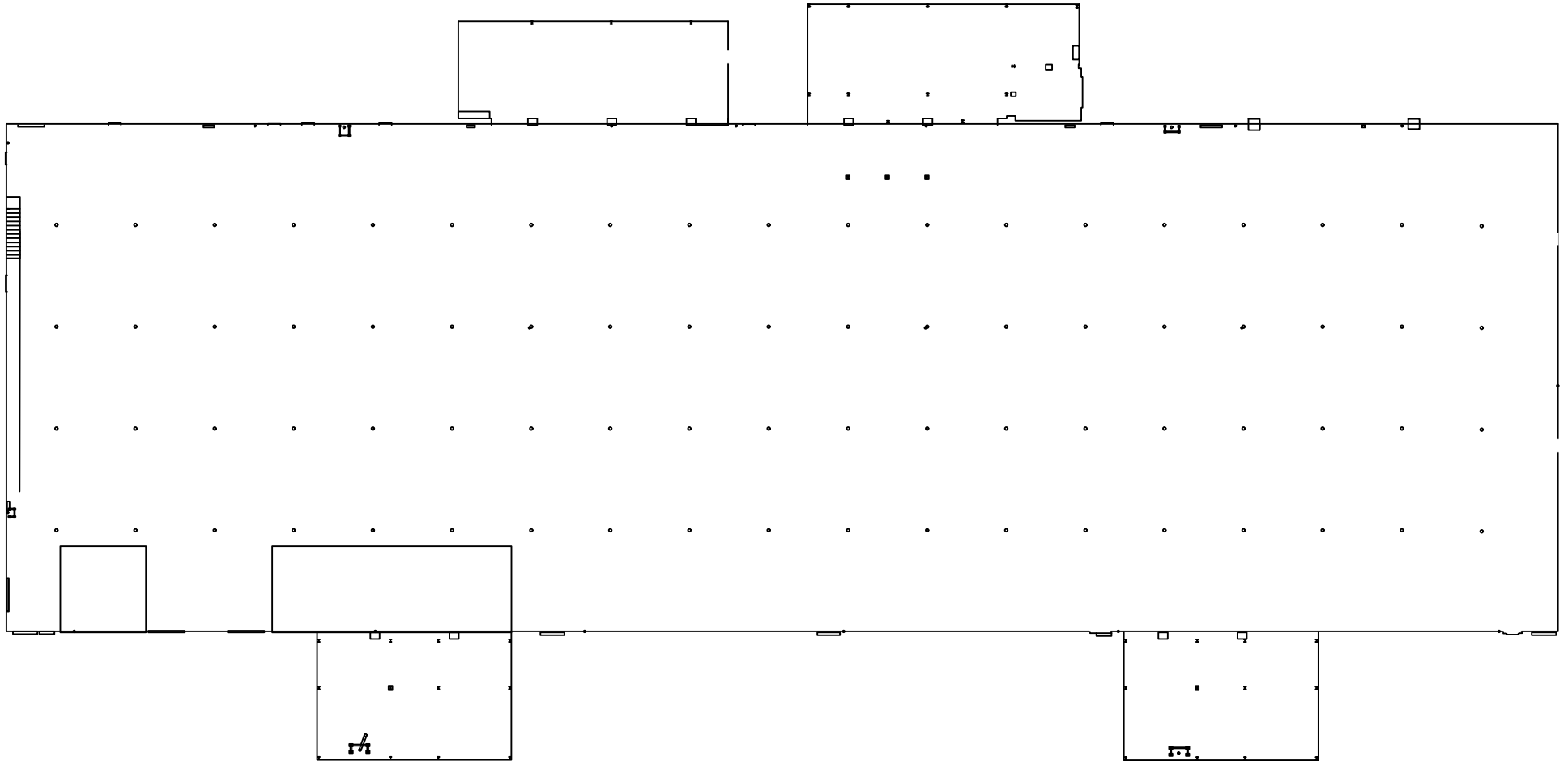
15'7" Clear Height

20' x 26' Column Spacing

Wood Floor

2 Docks

1 Drive-in Door



# Floor Plan - Warehouse 16 Upper Level

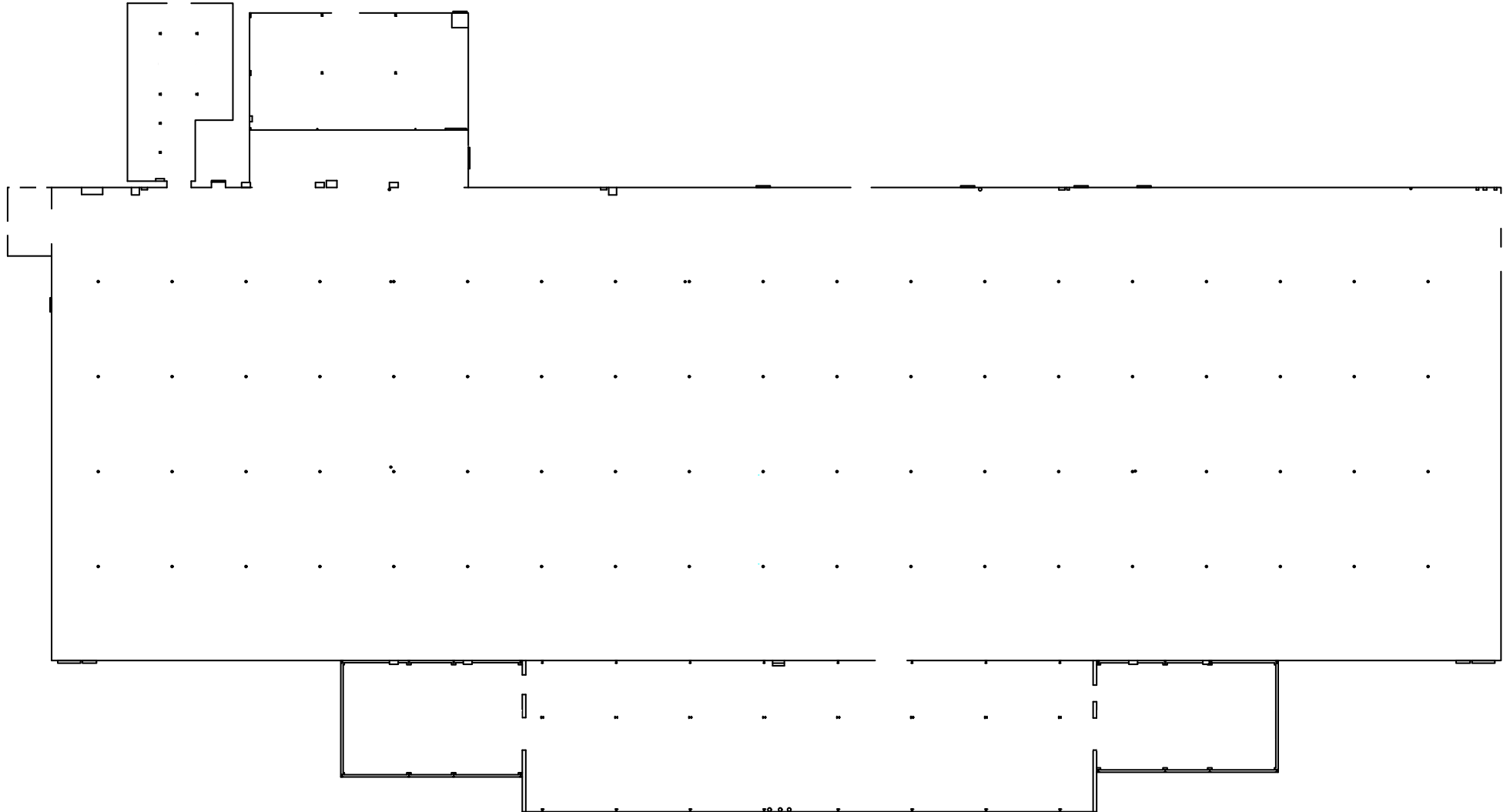
±68,361 SF

14' Clear Height

20' x 26'6" Column Spacing

Wood Floor

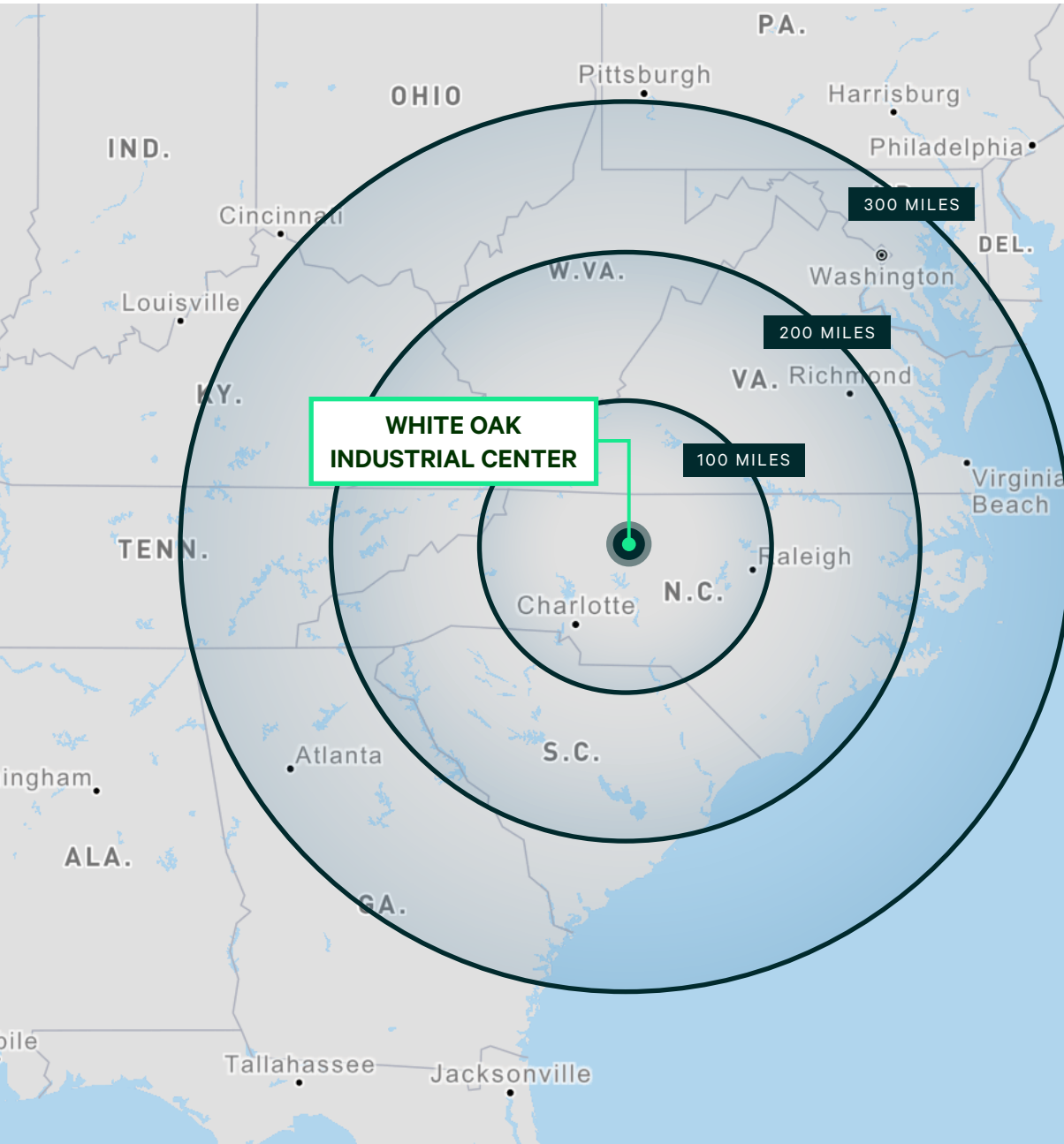
3 Docks







# Location Overview



## AIRPORTS

|  |          |
|--|----------|
| <b>PIEDMONT TRIAD INT'L AIRPORT</b>    | 13 Miles |
| <b>RALEIGH DURHAM INT'L AIRPORT</b>    | 69 Miles |
| <b>CHARLOTTE DOUGLAS INT'L AIRPORT</b> | 99 Miles |

## SEAPORTS

|                                  |           |
|----------------------------------|-----------|
| <b>PORT OF WILMINGTON, NC</b>    | 216 Miles |
| <b>PORT OF MOREHEAD CITY, NC</b> | 231 Miles |
| <b>PORT OF NORFOLK, VA</b>       | 240 Miles |
| <b>PORT OF CHARLESTON, SC</b>    | 278 Miles |



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## Contact Us

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