

FLEX WAREHOUSE FOR LEASE
110 N 4th St
Spring Lake, NC 28390



for more information

COREY CROEGAERT

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Grant - Murray
REAL ESTATE, LLC
COMMERCIAL AND INVESTMENT BROKERAGE

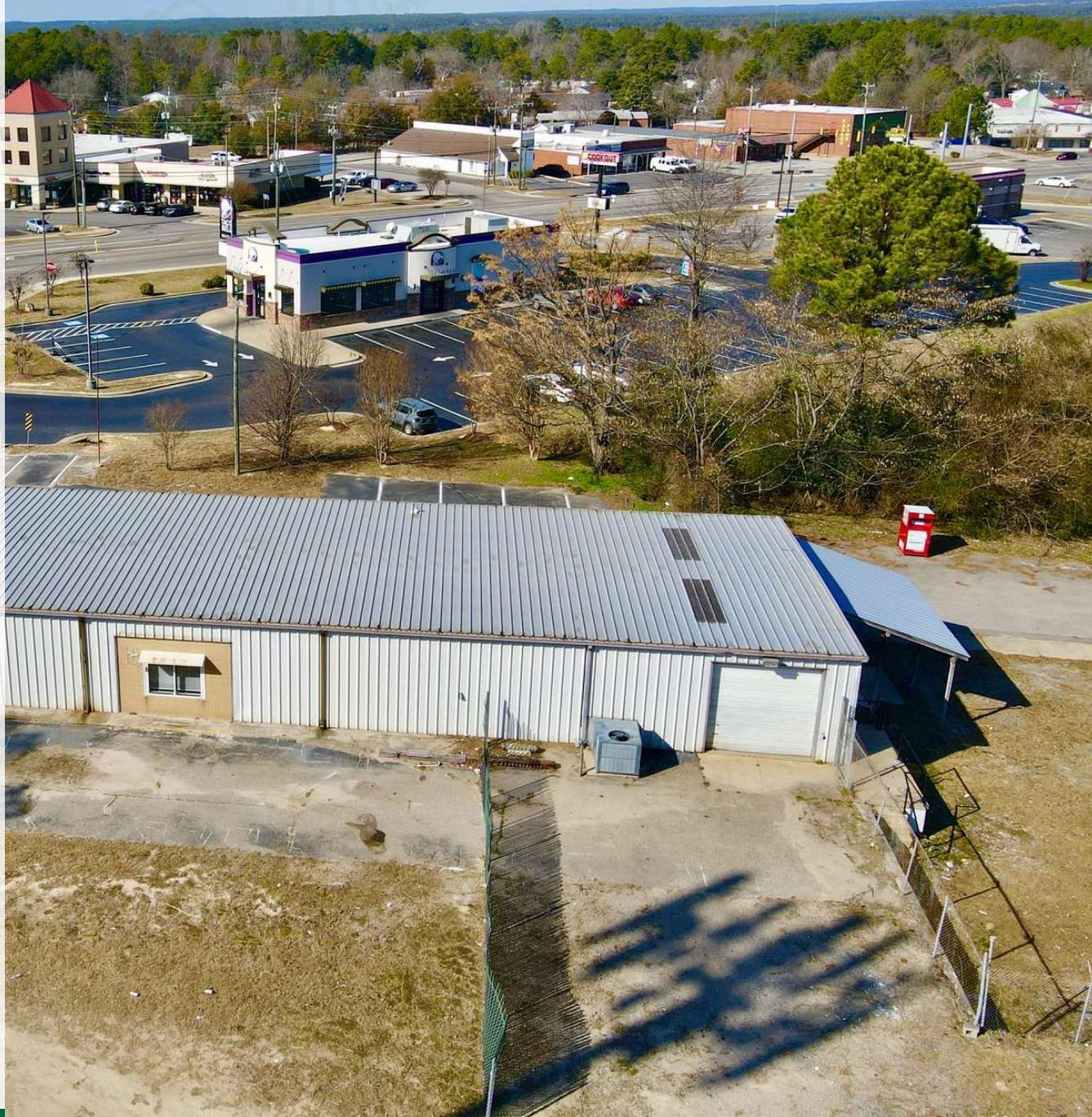
PROPERTY OVERVIEW

Building Size:	4,000 SF
Monthly Rate	\$4500 NNN
Lot Size W/ Fenced Lay Down Yard:	98,114 SF
Acres:	2.96
Zoning:	C(P)

property description

This versatile 2.96-acre property at 110 N Fourth St in Spring Lake, NC, offers a unique opportunity for lease, catering to both office and industrial needs. The existing structure features a well-appointed 27x32 showroom, five private offices, and a spacious warehouse with a 9-foot ceiling height and a roll-up door. Complementing the interior is a secure 42,000-square-foot fenced laydown yard, ideal for equipment storage, fleet parking, or outdoor operations. The building's layout is designed to accommodate a seamless workflow between office, showroom, and warehouse functions, making it an excellent choice for contractors, distributors, or light industrial users. With both indoor and outdoor assets thoughtfully integrated, this property delivers unmatched functionality in an area experiencing robust commercial growth.

Strategically located less than half a mile from NC Highway 87 and just two miles from the intersection of NC Highway 24 and NC Highway 210, this property offers outstanding connectivity for local and regional travel. Its location also benefits from proximity to several national retail and dining brands, including Taco Bell, Zaxby's, and Dunkin', all within walking distance. The site is a convenient 10-minute drive to I-95, providing seamless access to Fayetteville and the surrounding areas. Located adjacent to Fort Liberty (formerly Fort Bragg), the property is in an area experiencing steady economic and population growth. This highly accessible location ensures excellent visibility and convenience for clients, and customers.



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SHOWROOM



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150 N. McPherson Church Rd | Fayetteville, NC 28303 | www.grantmurrayre.com

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ADDITIONAL PHOTOS



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FENCED IN LAYDOWN YARD



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Fort Liberty North Post Main Exchange



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