



1615 WOLFPACK LANE
RALEIGH, NC 27604

INFILL WAREHOUSE OPPORTUNITY
SINGLE-TENANT INDUSTRIAL BUILDING FOR LEASE
±81,802 SF

1615 WOLFPACK LANE

INDUSTRIAL BUILDING FOR LEASE



ALEXIS LAMBETH

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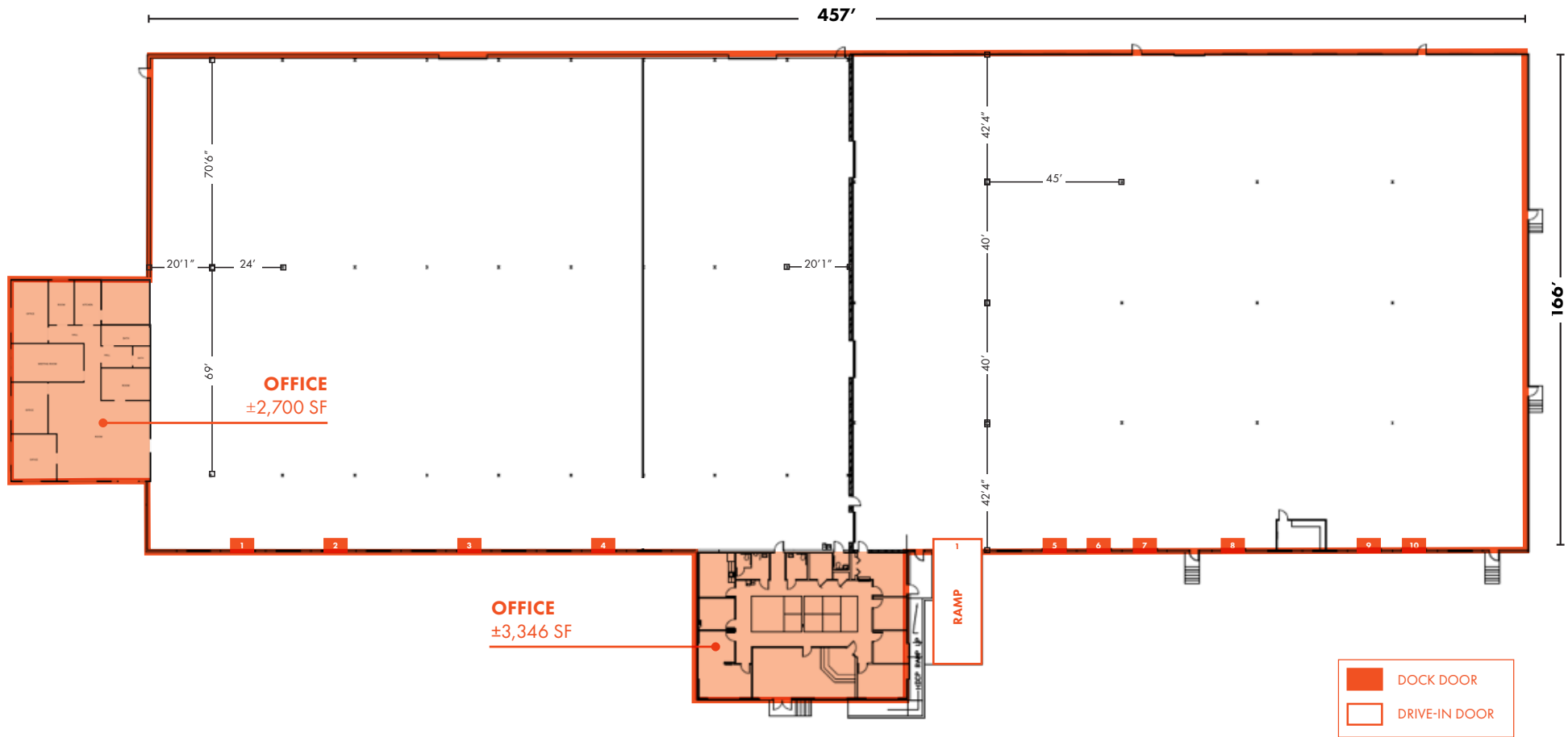
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FLOOR PLAN
±81,802 SF



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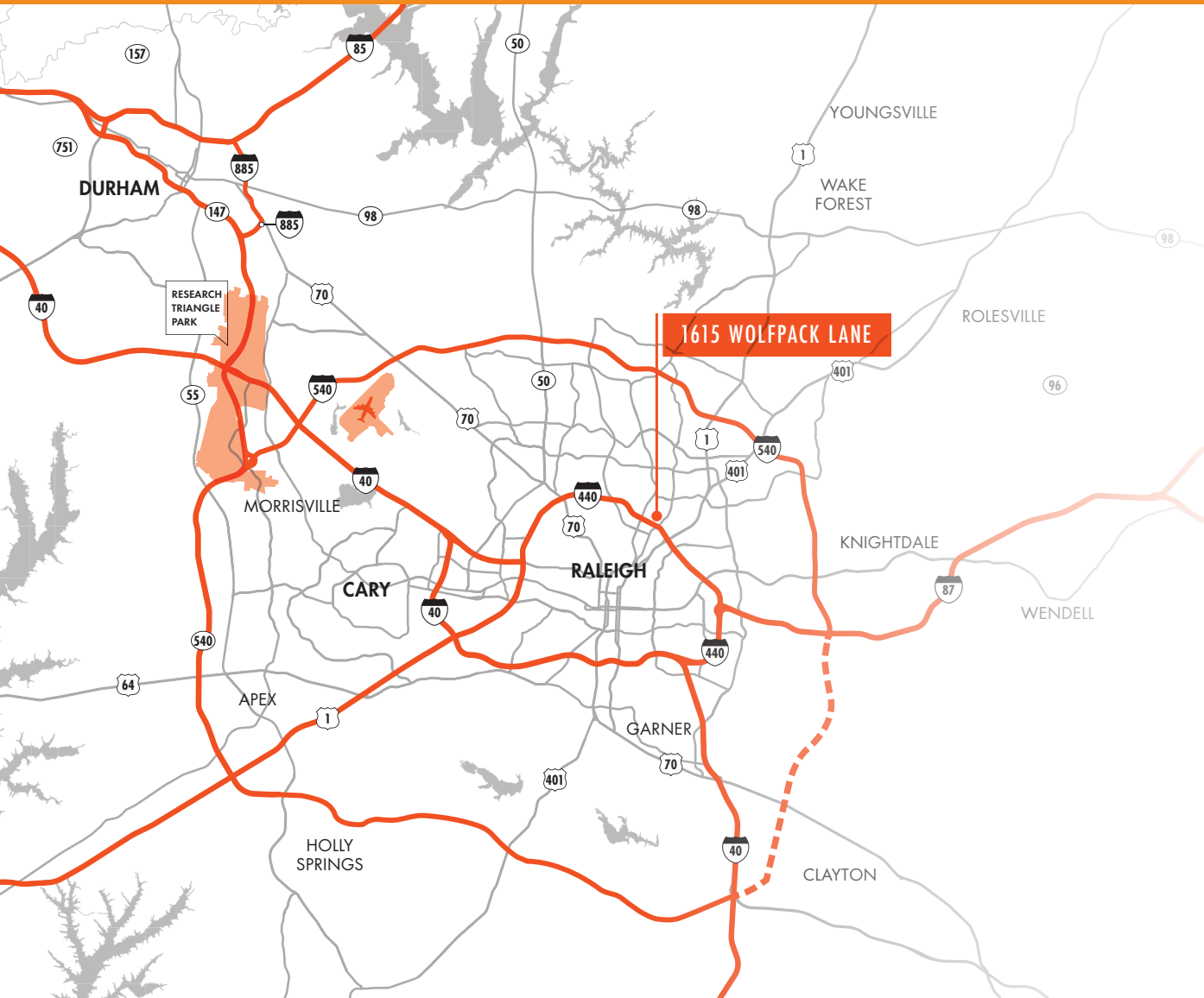
BUILDING FEATURES

ADDRESS	1615 Wolfpack Lane Raleigh, NC 27604	
MUNICIPALITY	City of Raleigh	
COUNTY	Wake	
DATE AVAILABLE	April 1, 2027	
LEASE RATE	Call for details	
TICAM	Estimated \$ 1.67 /SF	
AVAILABLE SF	±81,802	
WAREHOUSE SF	±75,756	
OFFICE SF	Front Office	±2,700
	Office Pod in Truck Court (adjacent to drive-in door and docks for contractor pick-ups)	±3,346
	TOTAL OFFICE	±6,046

EXTERIOR WALL MATERIAL	Concrete Tilt Wall/Masonry Block Construction & Metal
OUTSIDE STORAGE	Paved & fenced
LOADING DOCKS	- Ten 8' x 9' exterior dock-high doors with 6 edge-of-dock levelers - One 12' x 14' drive-in door
CEILING HEIGHT	17' - 21' clear height in warehouse
SPRINKLER	ESFR
PARKING	±50 surface parking spaces
ELECTRICAL	Three-phase electrical service, warehouse power distribution, forklift charging infrastructure
WAREHOUSE LIGHTING	LED
ELECTRICAL	277/480 Volt 3-phase, 4-wire system with 400 Amp service. Spare conduits installed for upsizing service.

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LOCATION & ACCESS

INTERSTATES

Uninterrupted distribution to every major market in the United States.

	INTERSTATE 440	0.2 miles
	US 1 HIGHWAY	0.9 miles
	INTERSTATE 87	4.0 miles
	INTERSTATE 540	4.8 miles
	DOWNTOWN RALEIGH	3.5 miles
	RDU INTERNATIONAL	15.8 miles

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LOCATION & ACCESS



AIRPORTS

- | | | |
|---|---------------------------------|------------|
| 1 | Raleigh-Durham International | 24.2 miles |
| 2 | Fayetteville Regional | 66.2 miles |
| 3 | Piedmont Triad International | 104 miles |
| 4 | Charlotte Douglas International | 179 miles |



SEAPORTS

- | | | |
|---|-------------------|-----------|
| 1 | Wilmington, NC | 123 miles |
| 2 | Morehead City, NC | 144 miles |
| 3 | Norfolk, VA | 182 miles |
| 4 | Charleston, SC | 274 miles |
| 5 | Savannah, GA | 317 miles |
| 6 | Baltimore, MD | 312 miles |
| 7 | Jacksonville, FL | 448 miles |
| 8 | Brooklyn, NY | 500 miles |

