

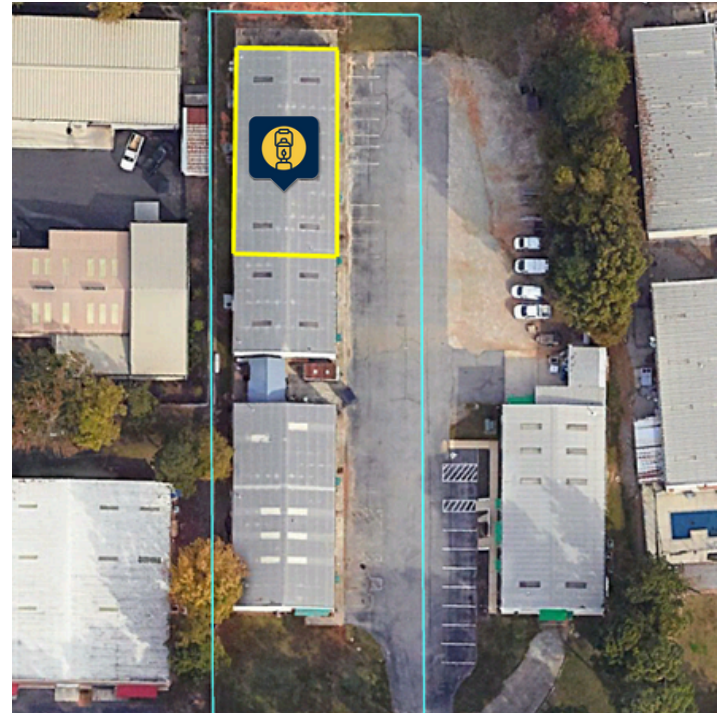
Flex Space for Sub-Lease

832 Purser Dr

Raleigh, NC 27603



South
Atlantic
Sites



PROPERTY DESCRIPTION

Fully conditioned Flex space available for sub-lease in a multitenant facility. Perfect for any tenants seeking space for light industrial, service, retail, or general office.

OFFERING SUMMARY

Square Footage: 5,000 SF

Asking Rent: \$15.60 PSF Gross

PROPERTY HIGHLIGHTS

- Available immediately
- Zoning - LI (Light Industrial, Garner Zoning)
- 2,000 SF mezzanine space
- 2 motorized roll-up doors
- HVAC throughout and large warehouse fan
- 3 phase/200V power with expansion potential
- Served by septic, not suitable for all use types

LOCATION DESCRIPTION

Property is located less than 15 minutes south of downtown Raleigh off US 401 in an industrial park behind Walmart. Being located close to the 401 and US-70 split also provides easy access to Fuquay, Garner, or Clayton.



Interested?
**Contact us for more
information**

Cam Wilson, Broker
cam@southatlanticsites.com
919.706.3619

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INTERIOR PHOTOS



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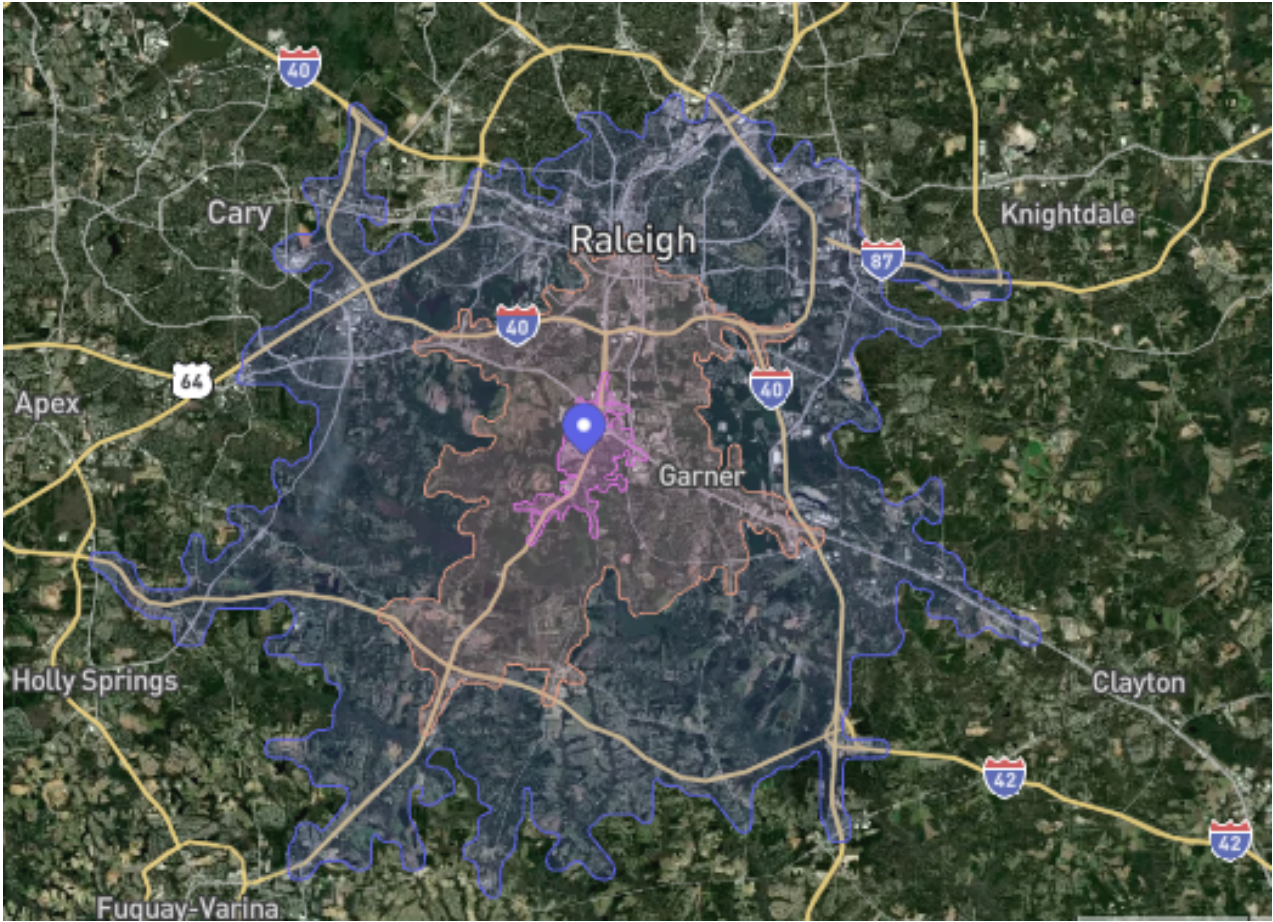
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DEMOGRAPHICS



2024 2029 Projection 2034 Projection

Search Group or Attribute



5 Min Drive

10 Min Drive

15 Min Drive

Overview							
Population	2,062			78,103			275,990
Households	913			29,518			109,158
Persons per Household	2.26	92		2.46	101		2.37
Household Median Income	\$70,336.47	98		\$71,070.45	99		\$82,063.33

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