Bottle Works Building

921 Princess St. Wilmington, NC 28401

FOR LEASE

Industrial/Warehouse & Retail/Restaurant

MAUS WARWICK MATTHEWS & COMPANY
Commercial & Investment Specialists

2524 Independence Blvd. Wilmington NC 28412
O: 910-791-0400
www.mwmrealestate.com

OVERVIEW

Small and large spaces. Big Perks.

Join a diverse and vibrant community of businesses utilizing the Bottle Works building for warehouse storage, retail, and light manufacturing needs. Located in downtown Wilmington and zoned Urban Mixed Use which allows for a WIDE range of permitted uses. Units include the use of common area features: loading docks, a covered drive-in loading area, restrooms, and a mail service/mail room.

Property Type:	Industrial
Building Size:	102,419 SF
Rentable Space:	102,419 SF
Occupancy Type:	Multi-Tenant
Land:	2.52 Acres
Units:	5

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PROPERTY DETAILS

County:	New Hanover	**# of Floors:**	2
Building Size:	102,419 SF	**Grade Level Doors:**	3
Rentable Space:	102,419 SF	**Land (Acres):**	2.52 Acres
Property Type:	Industrial	**Land (SF):**	109,606 SF
# of Buildings:	1	**Sanitary Sewer:**	Yes
Occupancy Type:	Multi-Tenant	**Rail Service:**	No
Building Status:	Existing	**Water:**	Yes
Year Built:	1950	**Zoning:**	Wilmington: UMX
Primary Const:	Masonry	**Parcels:**	3127-19-1392.000, 3127-19-0371.000

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PROPERTY DETAILS

Unit 140

Industrial Space, Warehouse, Flex, & Specialty

Floor 1, Suite 140

1,521 RSF

$11.50 Annual/RSF

NNN Lease (Includes electricity, trash, & water)

Unit 125

Industrial Space- Warehouse, Flex, & Specialty

Suite 125

2,000-5,000 RSF

$11.50 Annual/SF

NNN Lease (Includes electricity, trash, & water)

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AERIAL VIEW

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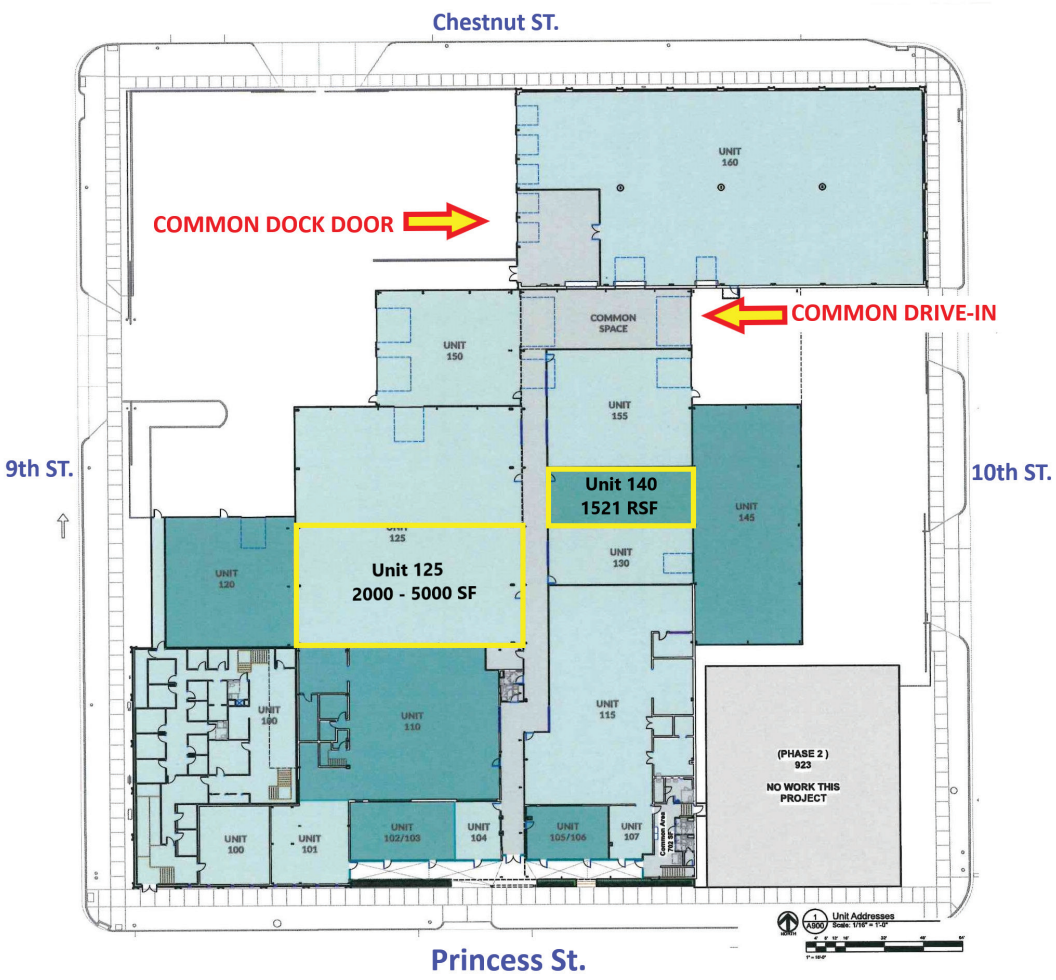
FLOOR PLANS



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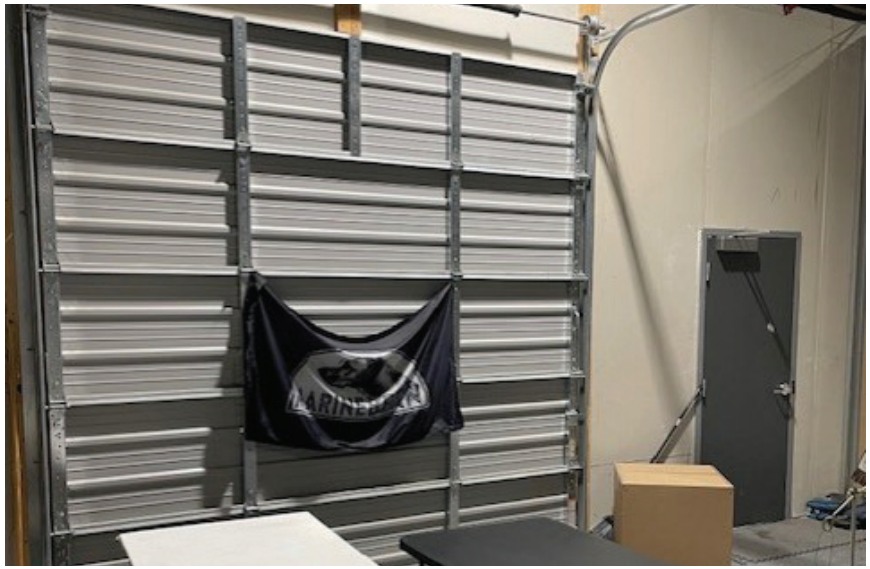

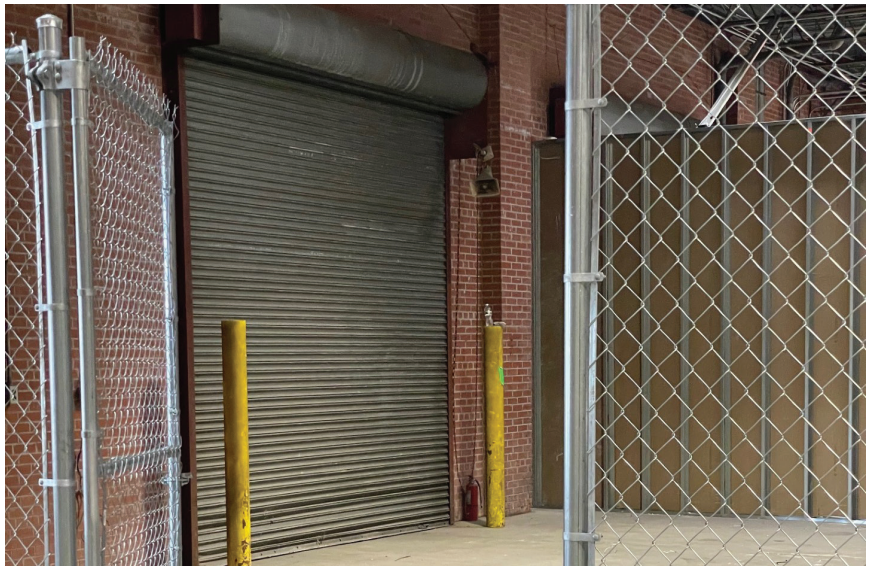

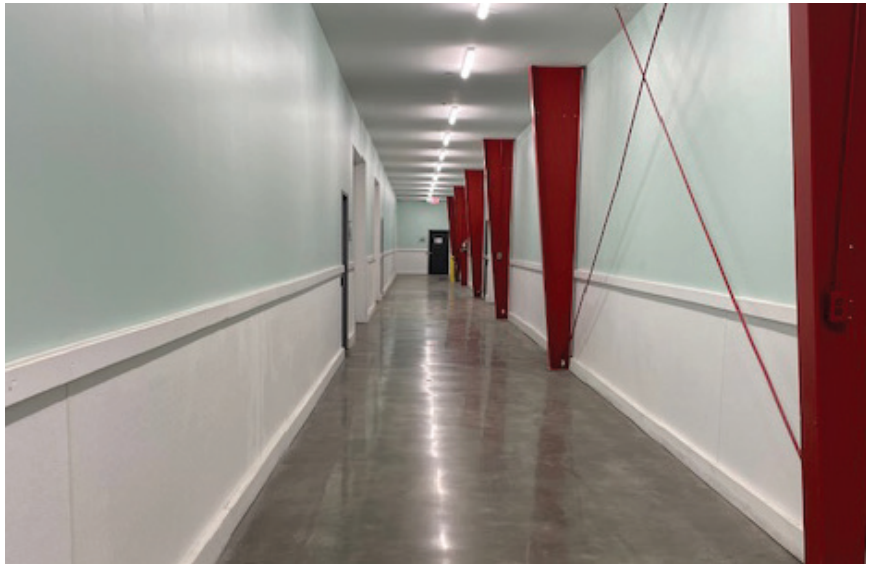

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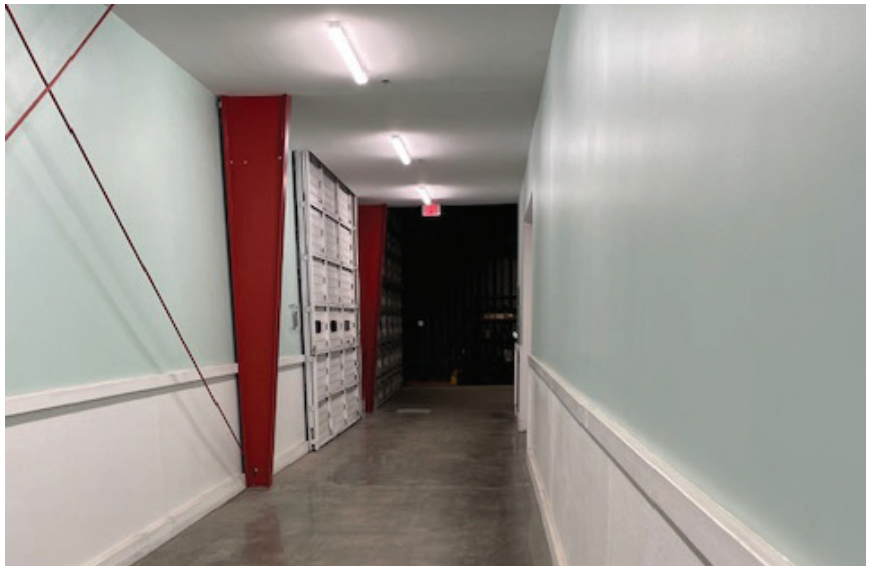

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