

NORTH CAROLINA
GLOBAL TRANSPARK



FOR LEASE

2780 JETPORT ROAD, UNIT A

KINSTON, NC

PRESENTED BY:



PROPERTY OVERVIEW



2780 Jetport Rd, Kinston, NC 28504



A
Unit



3,200
Available SF



NNN
Lease



Class-A
Office Space



Lenoir
County

Leasing Broker



DAVID EDWARDS

Advisor
(252) 355-7006
david.edwards@overtongroup.net
License No. 287850 (NC)

PROPERTY DESCRIPTION

2780 Jetport Road, Unit A is the main terminal building at the Global TransPark (GTP) in Kinston, NC, offering approximately 3,200 square feet of Class-A office space in a premier industrial, office park setting. The space features a modern design with expansive glass walls, quality finishes, and strong natural light, creating a modern, professional environment.

As the primary terminal at GTP, the property provides excellent visibility, secure access, and immediate proximity to runways, hangars, and the broader Global TransPark campus. The layout is well-suited for aviation-related users, corporate offices, government agencies, or professional service tenants seeking a high-quality, institutional presence.

Located in Lenoir County, the Global TransPark offers exceptional regional connectivity and serves as a key economic and transportation hub for eastern North Carolina.

PROPERTY HIGHLIGHTS

- ±3,200 SF of Class A office space in the GTP main terminal
- Prime aviation-focused location with direct access to runways and hangars
- Modern design with quality finishes and abundant natural light
- Situated within the Global TransPark, a major regional transportation hub

PROPERTY DETAILS

Type	Class-A Office
Size	3,200 SF
Lease	NNN

3,200 SF Class-A Office



Modern Reception Area



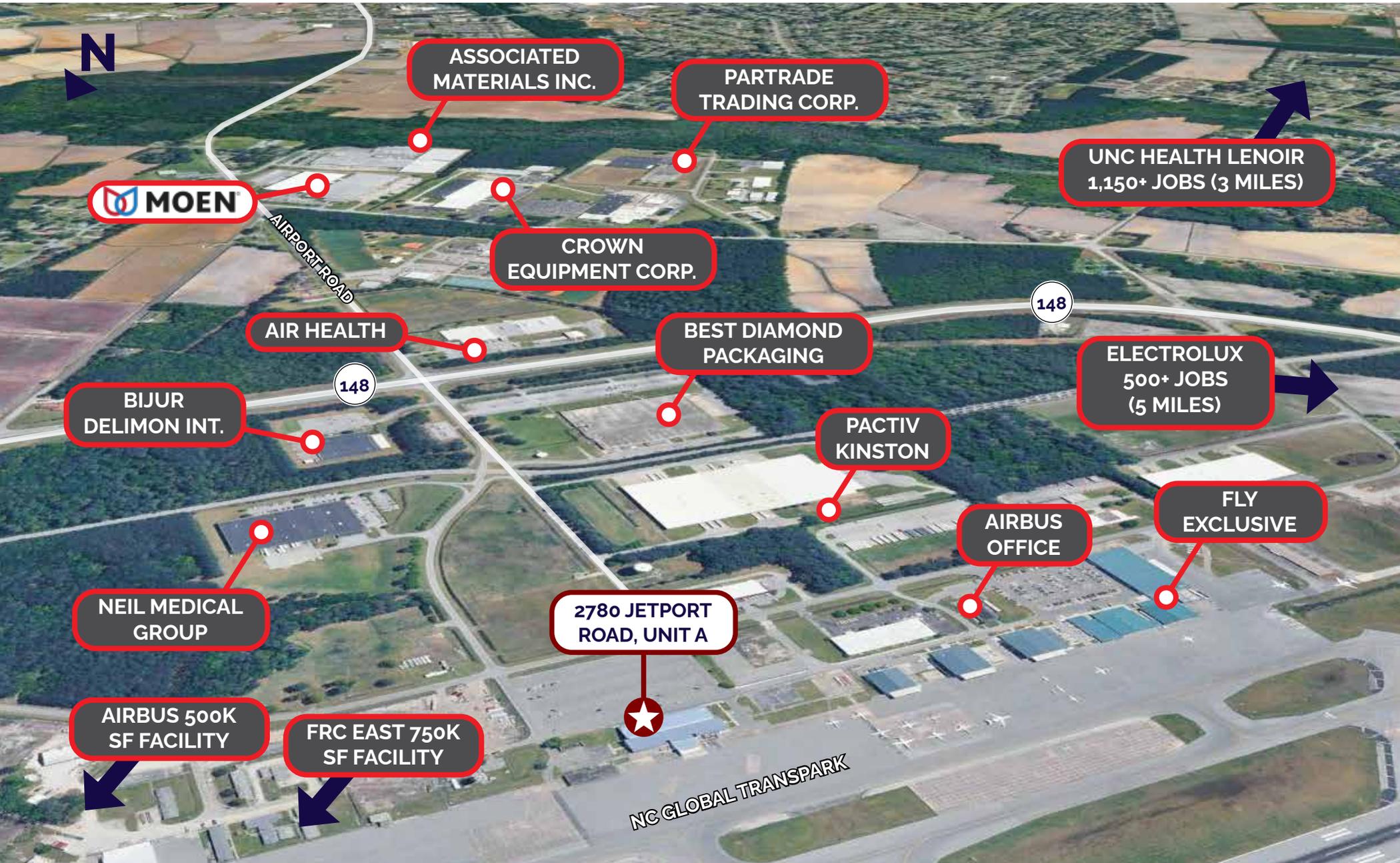
Clean Corridors & Private Offices



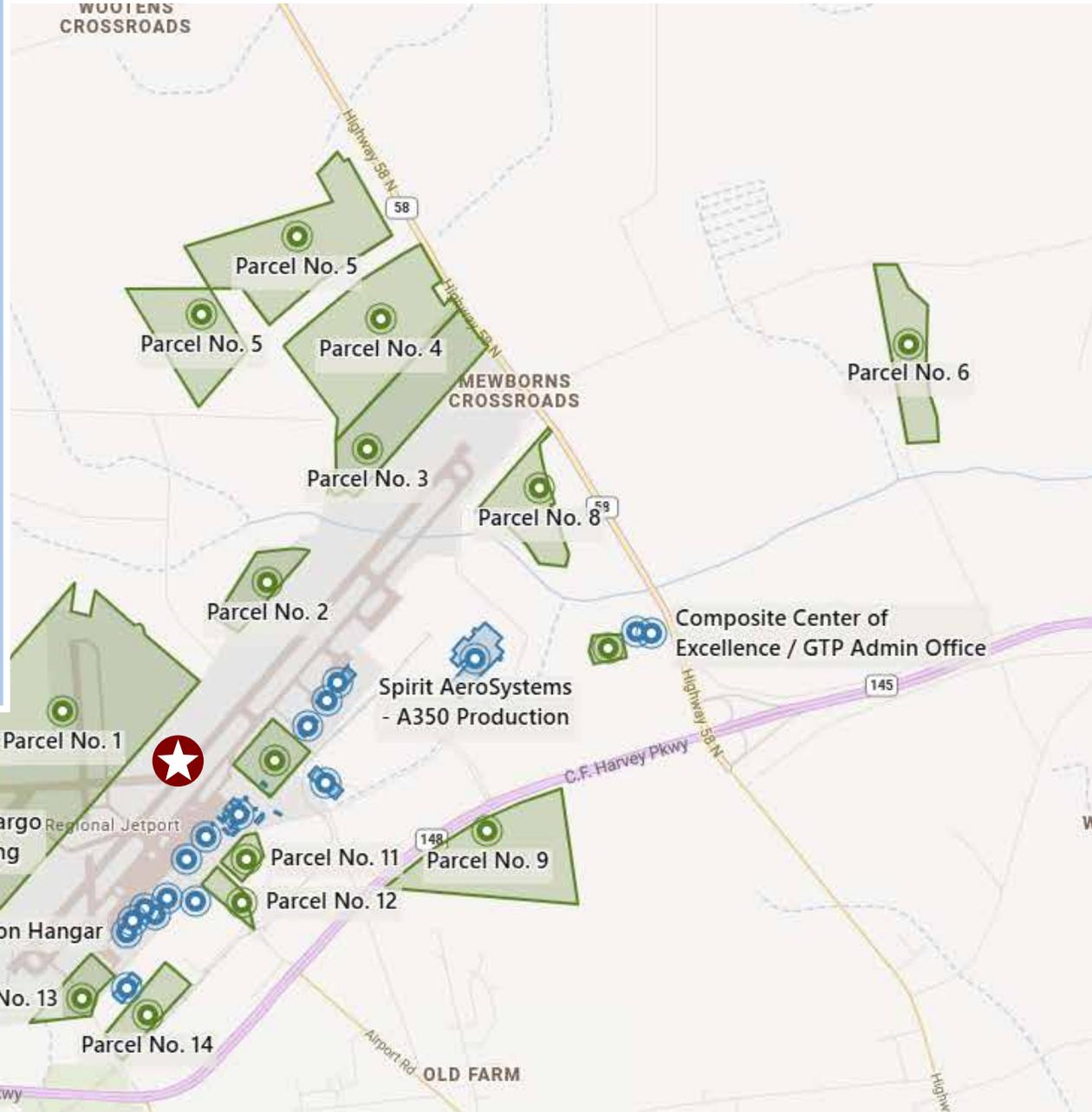
Contemporary Conference Room



NC Global TransPark Surrounding Area



NC Global TransPark Site Plan & Flight Times





The Top Cost-Competitive Industrial Market in Eastern NC



The Kinston area is a cost-competitive industrial market anchored by the North Carolina Global TransPark (NCGTP)—a state-supported, multi-modal industrial park purpose-built for manufacturing, aerospace, and logistics users. The TransPark gives Kinston an outsized industrial profile relative to its size, with infrastructure and site readiness that appeal to advanced manufacturers and export-oriented operations.



The market's defining strength is aerospace and advanced composites manufacturing. Spirit AeroSystems operates a large composites facility at NCGTP producing major aerostructures for the Airbus A350 program. More recently, Airbus launched operations in a ~500,000 SF facility at the TransPark, positioning Kinston as a global center of excellence for advanced composite manufacturing.



From a logistics perspective, NCGTP offers rare multimodal capabilities for a tertiary market. The on-site Kinston Regional Jetport features an 11,500-foot runway designed for cargo operations, while ports at Morehead City and Wilmington are within roughly 90 miles, providing access to domestic and international shipping lanes. These advantages favor regional distribution, light assembly, and export-focused warehousing rather than large-scale population-driven e-commerce hubs.



Industrial real estate in Kinston is characterized by functional manufacturing facilities, bulk and shallow-bay industrial product, and large tracts of developable land. Employers benefit from lower operating costs, available labor, and aligned workforce training programs tied directly to aerospace and advanced manufacturing needs.

Disclosure

All materials and information received or derived from The Overton Group, LLC its directors, officers, agents, advisors, affiliates and/or any third party sources are provided without representation or warranty as to completeness, veracity, or accuracy, condition of the property, compliance or lack of compliance with applicable governmental requirements, developability or suitability, financial performance of the property, projected financial performance of the property for any party's intended use or any and all other matters.

Neither The Overton Group, LLC its directors, officers, agents, advisors, or affiliates makes any representation or warranty, express or implied, as to accuracy or completeness of the any materials or information provided, derived, or received. Materials and information from any source, whether written or verbal, that may be furnished for review are not a substitute for a party's active conduct of its own due diligence to determine these and other matters of significance to such party. The Overton Group, LLC will not investigate or verify any such matters or conduct due diligence for a party unless otherwise agreed in writing.

EACH PARTY SHALL CONDUCT ITS OWN INDEPENDENT INVESTIGATION AND DUE DILIGENCE.

Any party contemplating or under contract or in escrow for a transaction is urged to verify all information and to conduct their own inspections and investigations including through appropriate third-party independent professionals selected by such party. All financial data should be verified by the party including by obtaining and reading applicable documents and reports and consulting appropriate independent professionals. The Overton Group, LLC makes no warranties and/or representations regarding the veracity, completeness, or relevance of any financial data or assumptions. The Overton Group, LLC does not serve as a financial advisor to any party regarding any proposed transaction. All data and assumptions regarding financial performance, including that used for financial modeling purposes, may differ from actual data or performance. Any estimates of market rents and/or projected rents that may be provided to a party do not necessarily mean that rents can be established at or increased to that level. Parties must evaluate any applicable contractual and governmental limitations as well as market conditions, vacancy factors and other issues in order to determine rents from or for the property.

Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by The Overton Group, LLC in compliance with all applicable fair housing and equal opportunity laws.



DAVID EDWARDS

252-560-9470

david.edwards@overtongroup.net

license no. 287850 (NC)