



# CHADCO

BUILDING • COMMERCIAL PROPERTIES



For Lease  
2959 Professional Park Drive, Burlington, NC 27215



#### **BUILDING INFORMATION:**

- Adjacent to Alamance Regional Medical Center
- Easy access from I-85/40 at Huffman Mill Road
- Close to shopping, restaurants and housing
- Single story building with stone accents
- Convenient front door parking
- New construction, ready for upfit

#### **LANDLORD PROVIDES:**

- Warm Shell with (4) Roof Top HVAC Units
- 460V 3-Phase Power
- Water & Sewer Stub-Ups in Building
- Conduit for Communications
- House Panel & Exterior Building Lighting Installed
- 44 Parking Spaces

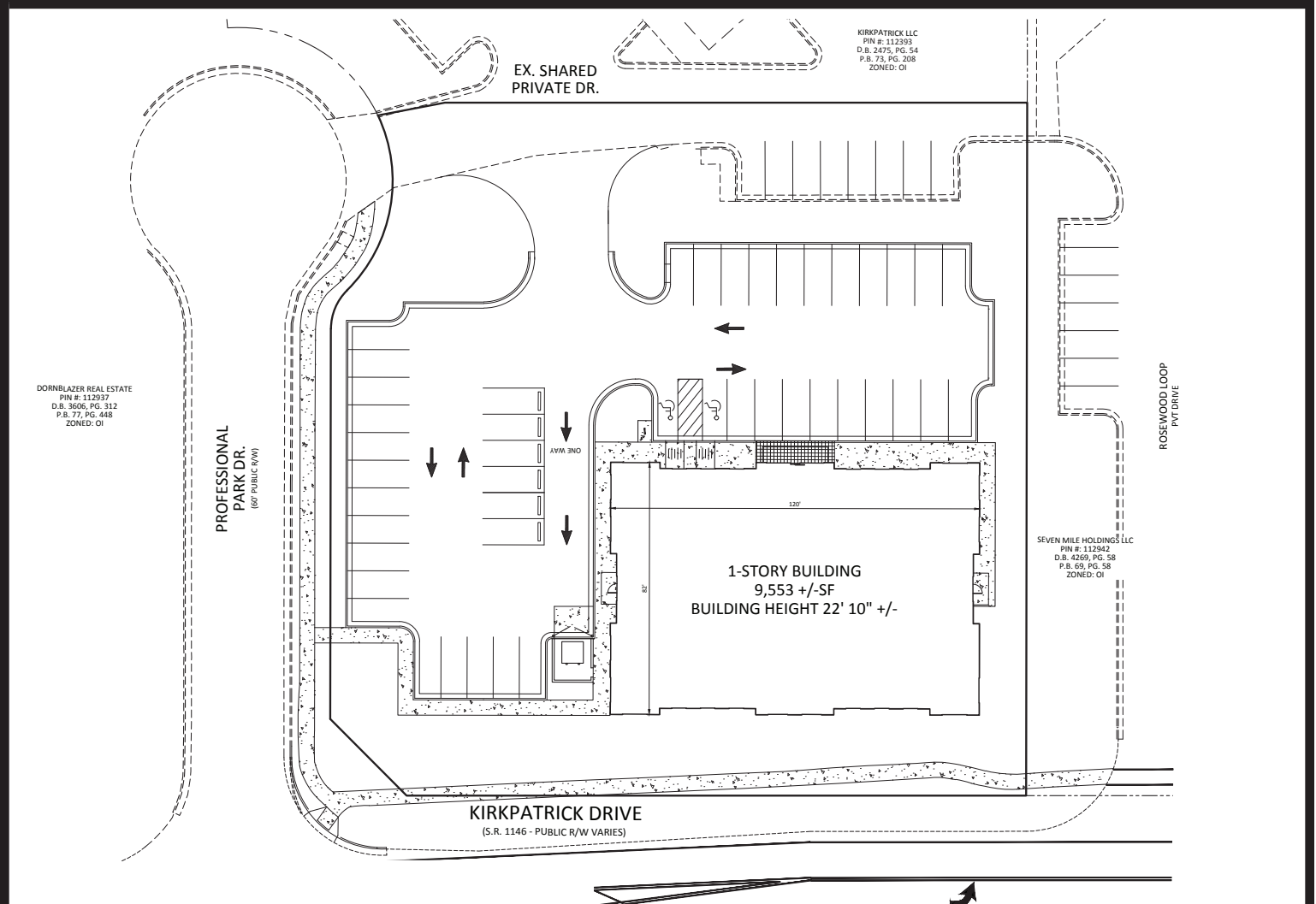


#### **LEASE INFORMATION:**

|  |                                      |
|--|--------------------------------------|
| Building Size                              | 9,553 sf                             |
| Number of Floors                           | Single story with front door parking |
| Lease Rate                                 | \$34.75/sf                           |
| Lease Term                                 | Negotiable                           |
| Taxes, Insurance & Common Area Maintenance | NNN                                  |
| Tenant Upfit Allowance                     | Negotiable                           |

View commercial lease space at [www.chadcobuilders.com](http://www.chadcobuilders.com)  
336-516-0428





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2004-B Anthony Road, Burlington, NC 27215 PO Box 877, Graham, NC 27253  
Office 336-516-0428 Fax 336-297-6586 Mobile 336-516-1324 Mobile 336-516-0428  
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