

200 S Tech Park Ln.

Industrial Land for Sale | Clayton, NC



MAI TRI PROPERTIES

SITE FEATURES

Industrial land with site plan approval for $\pm 30,000$ SF flex warehouse.

ADDRESS 200 S Tech Park Ln, Clayton, NC

BUILDING SIZE $\pm 30,000$ SF (with outside storage)

DIMENSIONS 300' X 100'

ACREAGE 7.61 acres

ZONING Industrial Heavy (I-2)

WATER/SEWER Town of Clayton

POWER Duke Progress Energy

GAS Piedmont Natural Gas

TELECOM AVAILABLE Spectrum Internet

MITIGATION CREDITS Prepaid

- Site Plan previously approved
- Previous site plan had Building expandable to $\pm 31,500$ SF based on site plan building dimensions
- Previous site plan had $\pm 18,000$ SF of outside storage area (not including truck court)

SALES PRICE \$1,050,000

CONTACT

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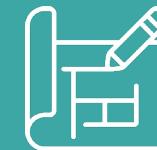
NAI TRI PROPERTIES

LAND

HEAVY INDUSTRIAL



\$1,050,000



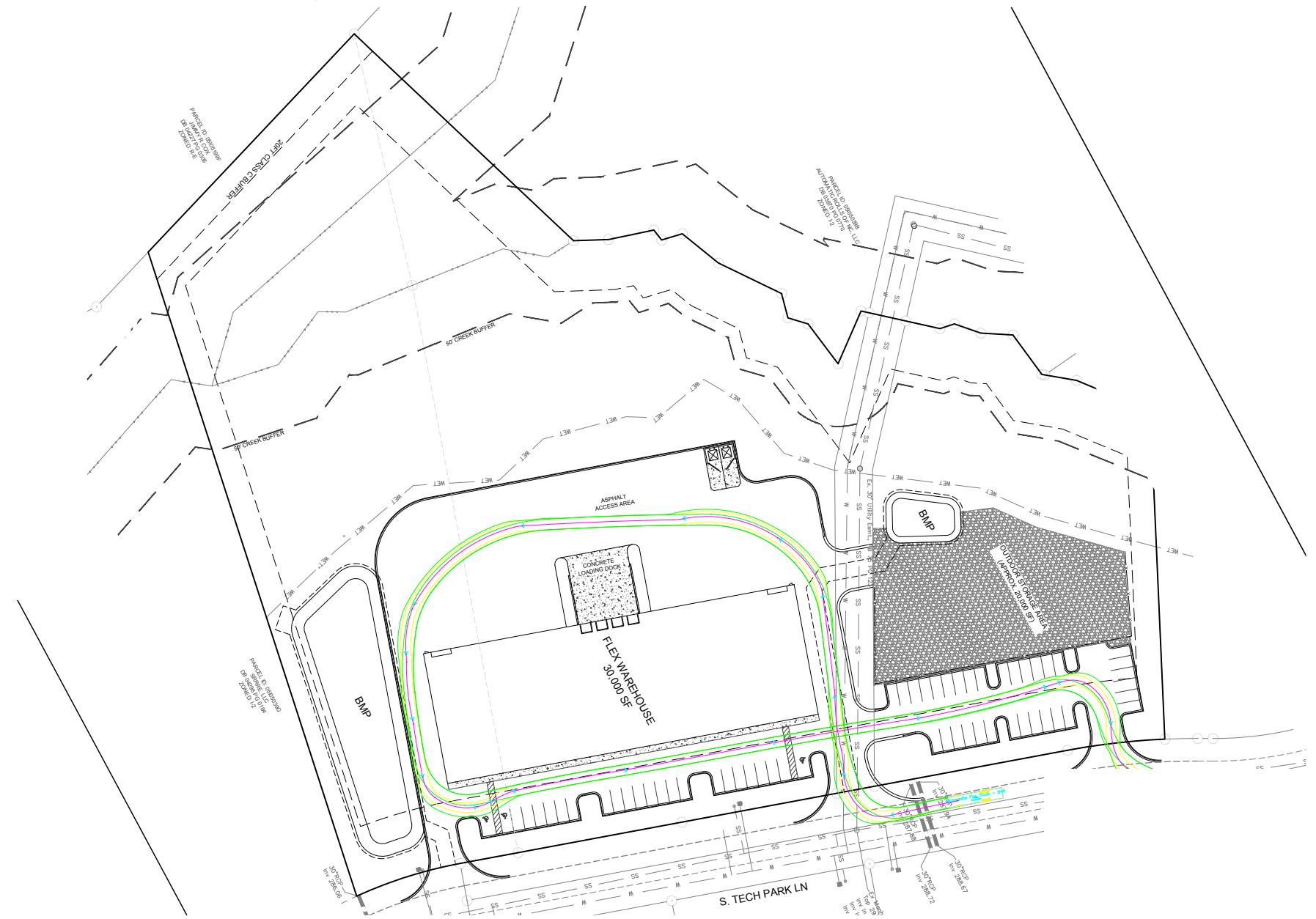
Historical Site Plan for 30,000 SF



Grading Permit Submitted

HISTORICAL SITE PLAN

(SITE PLAN PREVIOUSLY APPROVED)



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AERIAL



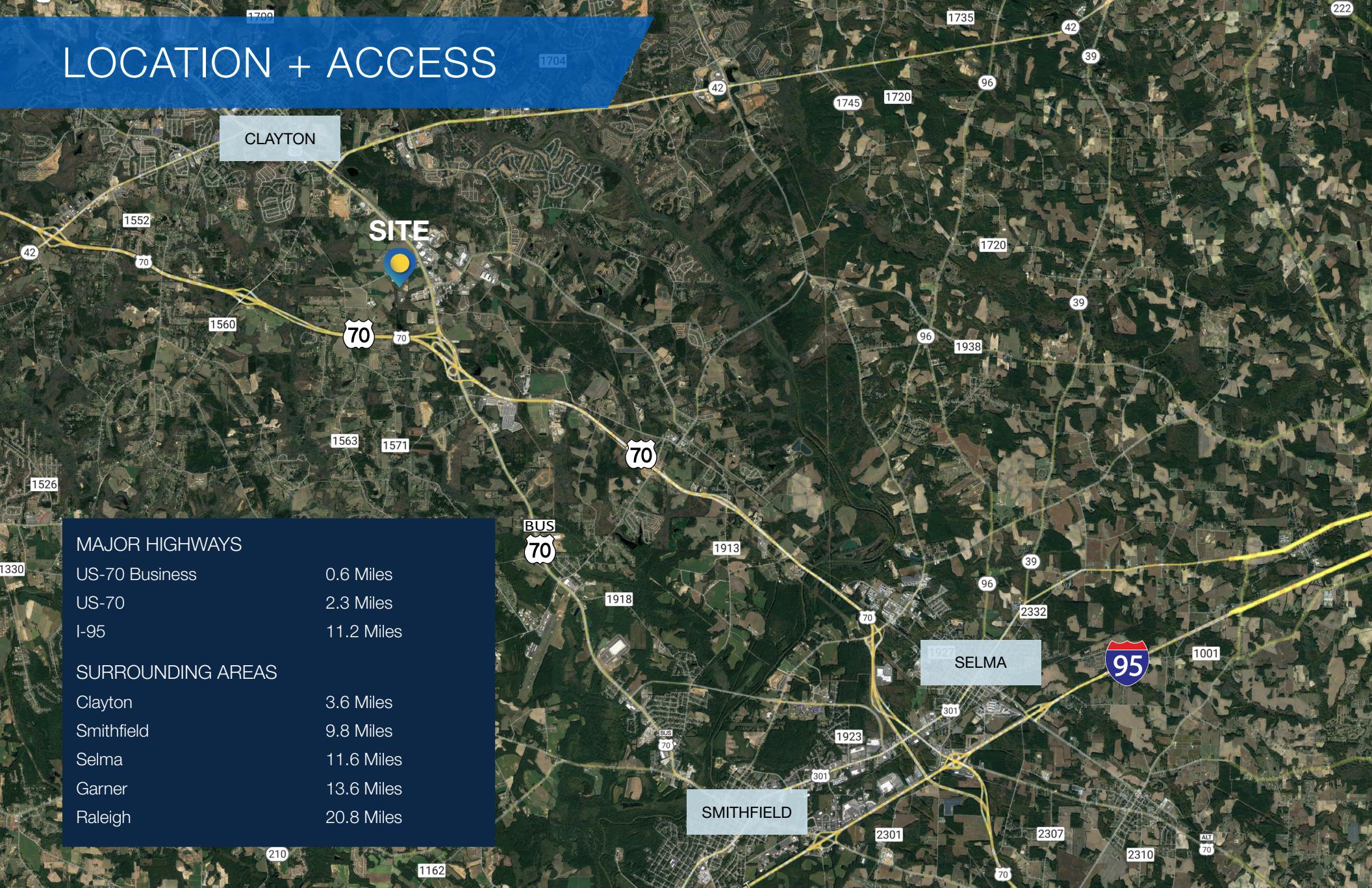
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LOCATION + ACCESS



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