



FOR SUBLEASE
1406 MEBANE STREET
BURLINGTON, NC 27215



PROPERTY DETAILS

BUILDING NAME	Atlas Lighting Building
ADDRESS	1406 Mebane Street Burlington, NC 27215
EXPIRATION	02/28/2028
BUILDING SIZE	310,055 SF
AVAILABLE SF	70,293 SF
LEASE RATE	*\$6.00/SF FS and *\$4.00/SF FS
YEAR BUILT	1964
ZONING	I2
PARKING	Ample
SIGNAGE	No
OUTDOOR STORAGE	+/- 1 Acre

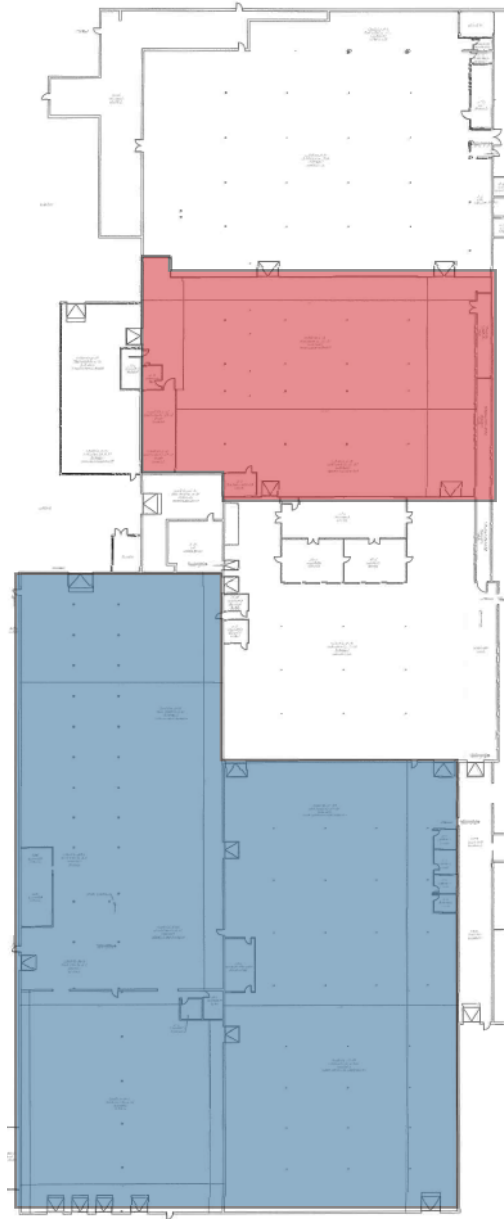
*2,000 SF to 15,768 SF is \$6.00/SF FS

*54,525 SF is \$4.00/SF FS

An exceptional industrial sublease opportunity is now available at 1406 Mebane Street, Burlington, NC 27215. This 70,293 SF of high-quality industrial space is part of a 310,000 SF facility and offers unparalleled flexibility to accommodate tenants from 2,000 SF to 70,293 SF. Strategically located in Burlington's thriving industrial corridor, this property provides convenient access to major highways, making it ideal for manufacturing, distribution, or warehousing operations. The well-maintained facility boasts modern infrastructure, efficient layout, and a prime location that enhances operational efficiency and connectivity. With maximum flexibility on size and lease term, this sublease presents an excellent opportunity for businesses seeking adaptable, high-quality industrial space in a dynamic market.



FLOOR PLAN



2,000 SF - 15,768 SF
\$6.00/SF FS

* Can be subdivided into 2,000 SF
enclosed increments

54,525 SF
\$4.00/SF FS

* Can be subdivided in half



SPACE PHOTOS



SURROUNDING AMENITIES

TRAVEL TIMES

GREENSBORO, NC	26 MINS
RDU AIRPORT	45 MINS
NORTH HILLS	60 MINS

NEARBY ADMINITIES:

- » Biscuitville
- » La Fiesta Restaurant
- » ALDI
- » Mobil
- » The Old Sharkey's Grill
- » Pupuseria Y Taqueria
- » Zack's Hot Dogs
- » The Cutting Board
- » Smokehouse at Steve's
- » Food Lion
- » Cookout
- » Graham Soda Shop and Grill

BURLINGTON OUTLET
VILLAGE

INTERSTATE
40

S MEBANE ST



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