

956 SF OFFICE CONDOMINIUM AVAILABLE FOR LEASE

1350 SE MAYNARD RD—SUITE 103 CARY, NC 27511



956 SF office suite available for immediate lease.

- ◆ Remodeled 2024.

Lease Rate: \$23.00 SF. / \$1,833.00 Monthly.

Tenant responsible for electricity, water, HVAC service agreement, \$500 annual cap on repairs and voice/data. *Personal Guaranty Required.*

Landlord pay dues, taxes and park assessments.

Layout: Reception, four offices, restroom, and kitchenette.

- ◆ LVP flooring throughout.
- ◆ New paint. Agreeable Gray.
- ◆ New toilet, new mirror and new restroom lighting.
- ◆ Ground level entry.
- ◆ Parking in front of building.
- ◆ High speed internet. Spectrum Business Class.
- ◆ Built: 1997. Zoned: OI.
- ◆ Easily accessible to I-40 exit.
- ◆ Restaurants, retail, and banks close by.

Money Magazine has named Cary, North Carolina the hottest town in the East and one of six "Hottest Towns in America." The publication also recognized Cary as one of the Best Small Cities in America, ranking an impressive fifth on one of the magazine's annual lists of "Best Places to Live."



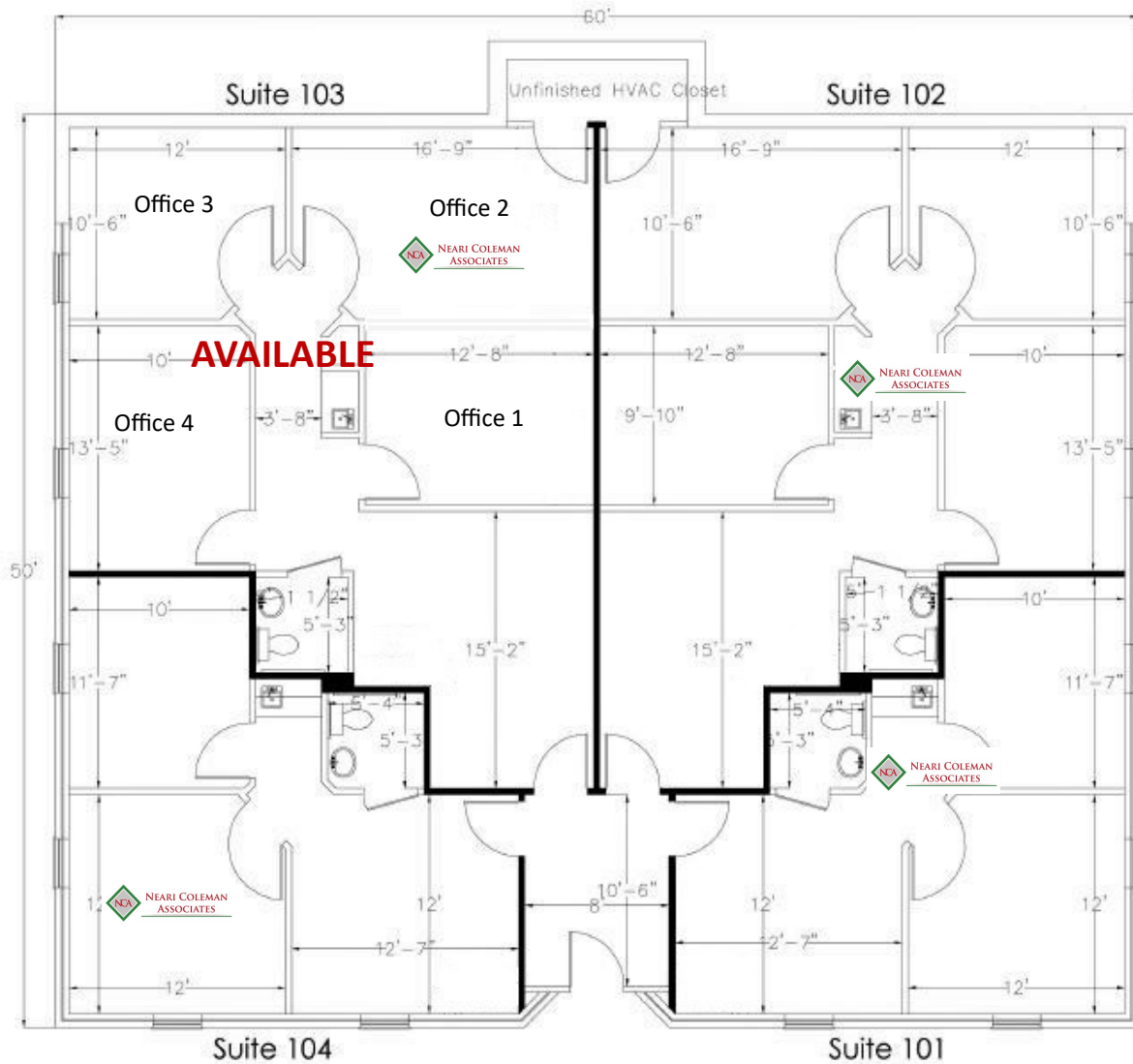
FOR MORE INFORMATION AND A TOUR PLEASE CONTACT

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<http://nearicoleman.com>

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Suite 103

956 SF

\$23.00 SF

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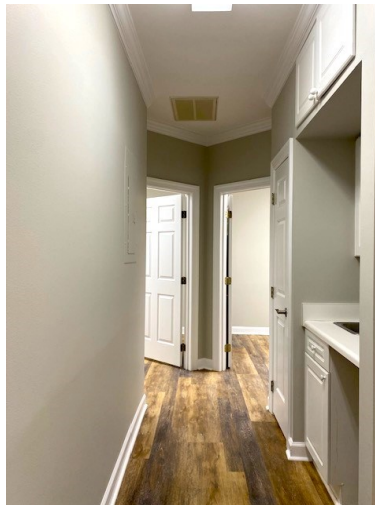
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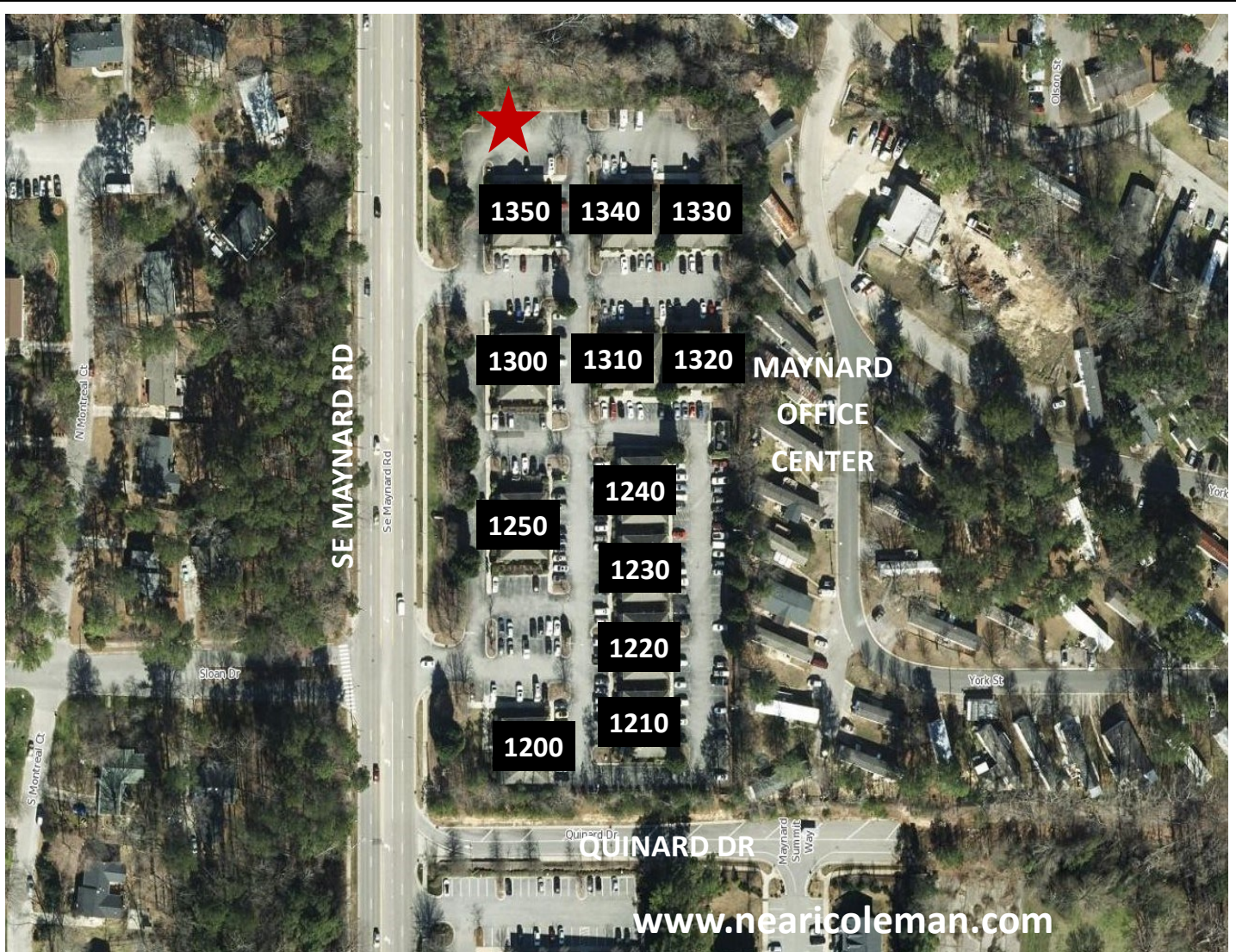
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