

5693 OLD SALISBURY ROAD

FOR LEASE | LEXINGTON, NC 27295

Linville | Team Partners

COMMERCIAL REAL ESTATE

VERSATILE INDUSTRIAL/WAREHOUSE SPACE

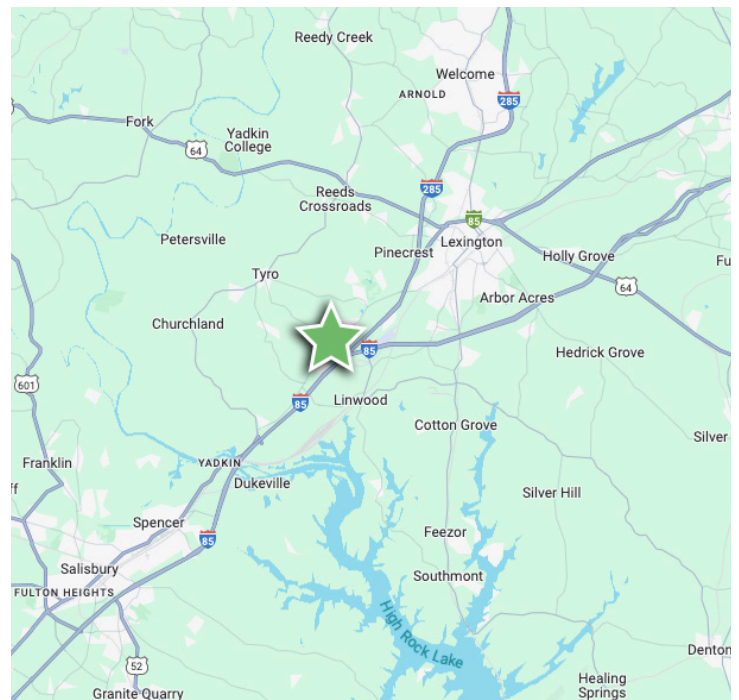


PROPERTY HIGHLIGHTS

PROPERTY TYPE	Industrial/Warehouse
AVAILABLE SF ±	27,096
LEASE RATE	\$3.75, NNN

DESCRIPTION

Two stand-alone, well-maintained industrial warehouses are available for lease. The primary ±14,470SF building is fully conditioned and features one dock door/platform and 12'-13.5' clear height. The second building offers ±12,626 SF, one dock door/platform, and a 9.5'-11.75' clear height. The site is positioned less than two miles from I-85 and provides ample room for parking and trailer storage.



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BUILDING 1



BUILDING 1



BUILDING 1 & 2



BUILDING 2



BUILDING 2



BUILDING 2



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DISTANCE TO

SALISBURY, NC	12 Miles
WINSTON-SALEM, NC	27 Miles
GREENSBORO, NC	39 Miles
CHARLOTTE, NC	53 Miles
RALEIGH, NC	112 Miles

PROPERTY INFORMATION

PROPERTY TYPE	Industrial	ZONING	LI (Limited Industrial)
PROPERTY SUBTYPE	Warehouse	DOCK DOORS	2
AVAILABLE SF ±	27,096	SPRINKLER	No
ACRES	3.19	UTILITIES	Electrical, Water, Gas
YEAR BUILT	1979		

PRICING & TERMS

LEASE RATE	\$3.75, NNN
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