



## KEY FEATURES

- ±109,477 SF
- 8 - 8' x 10' Tall Dock Doors
- 1 - 10' x 10' Drive in Door
- 20,000 SF Expansion Pad
- 2,000 Amps / 3 Phase Available
- Sprinkler Density: .3 Gals PSF Min
- Potential 10,000 SF of Showroom/ Display Space
- 3/4 Mile to Business 85, 3 Miles to I-85, 1 Mile to I-74/US 311
- New LED lighting

INDUSTRIAL WAREHOUSE

FOR LEASE

# PREVIEW WAREHOUSE

300 Fraley Road  
High Point, NC 27261

This prime industrial warehouse available for NNN lease is a highly usable space in a popular retail area in High Point. Features include eight dock doors, an oversized (10' x 10') drive in door, an expansion pad and 10,000 SF +/- potential showroom/display space. Close to business 85, I85 and I74/US 311, the location makes commuting a breeze.

## LEARN MORE ABOUT THIS PROPERTY

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**300 Fraley Road**  
**High Point, NC**  
 ±109,477 SqFt

## PREVIEW WAREHOUSE

### PROPERTY DETAILS

Property Type	Industrial	Acres ±	7.11	Available SF ±	109,477
Ceiling Height	16	Building SF ±	109,477	Bay Size	30' x 40'
Office SF±	1,953	Flooring	Concrete	Docks ±	8
Drive-Ins ±	1	Sprinklered	Wet		

### UTILITIES

Electrical	City of HP	Sewer	City of HP	Water	City of HP
Gas	PNG				

### TAX INFORMATION

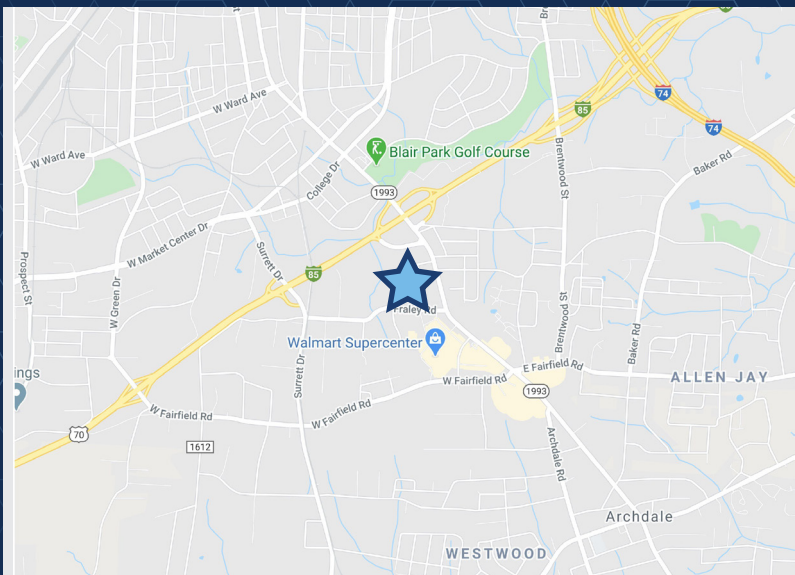
Zoning	LI
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### PRICING & TERMS

Lease Rt/SF+/-	\$4.75	Lease Type	NNN
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INDUSTRIAL WAREHOUSE

FOR LEASE



## LOCATION FEATURES

- Well located in High Point
- Approximately 3/4 mile to Business 85, 1 mile to I-74/US 311, and 3 miles to I-85