



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 SALE - \$6,250,000 | FOR LEASE - \$4.75 NNN

PREVIEW WAREHOUSE

300 Fraley Road

High Point, NC 27261

Prime industrial warehouse available for sale or lease. This multi-functional space is well located in a very accessible part of 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. The location makes commuting a breeze near Business 85, I-85 and I-74/US 311.

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

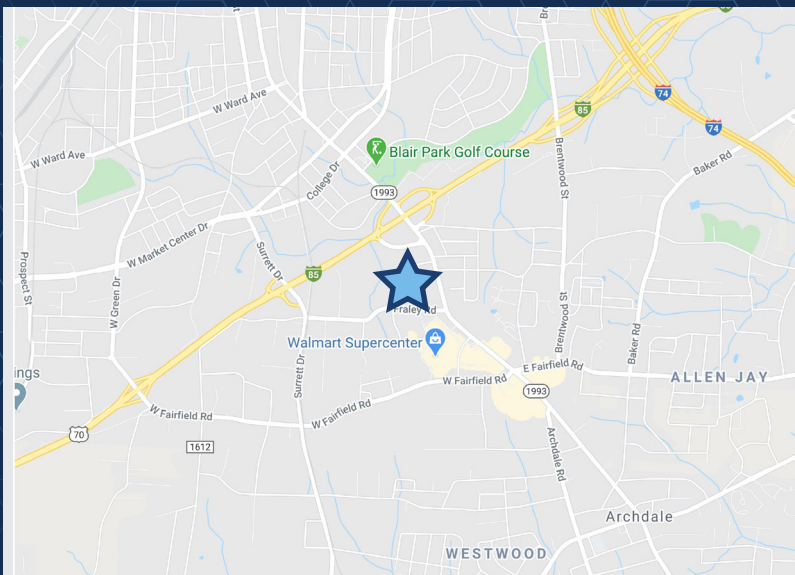
Zoning	LI
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PRICING & TERMS

Lease Rt/SF+/-	\$4.75	Lease Type	NNN
Price	\$6,250,000	Price/SF	\$57

INDUSTRIAL WAREHOUSE

FOR SALE OR 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