

FOR SUBLEASE

# FREESTANDING INDUSTRIAL BUILDING

2313

OPERATIONS DRIVE

Durham, NC 27705



## PROPERTY FEATURES

- + Freestanding industrial building totaling  $\pm$  14,043 square feet
- + Single tenancy
- + Brick and metal construction
- + Built in 2001
- + Located on 1.23 acres
- + Zoned Industrial Light (IL)
- + One (1) dock-high door
- + Three (3) drive-ins (10'w x 12'h each)
- +  $\pm$  16 free surface spaces are available; Ratio of 1.14/1,000 SF
- + Conveniently located immediately off of the Durham Freeway (NC 147) and I-85
- + City of Durham water and sewer service
- + PIN# 0803-04-90-4126
- + Sublease available through June 30, 2022
- + Call for pricing
- + \$1.10/SF estimated taxes & insurance
- + Available 3Q2018

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**2314 OPERATIONS DRIVE**

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**PROPERTY AERIAL**



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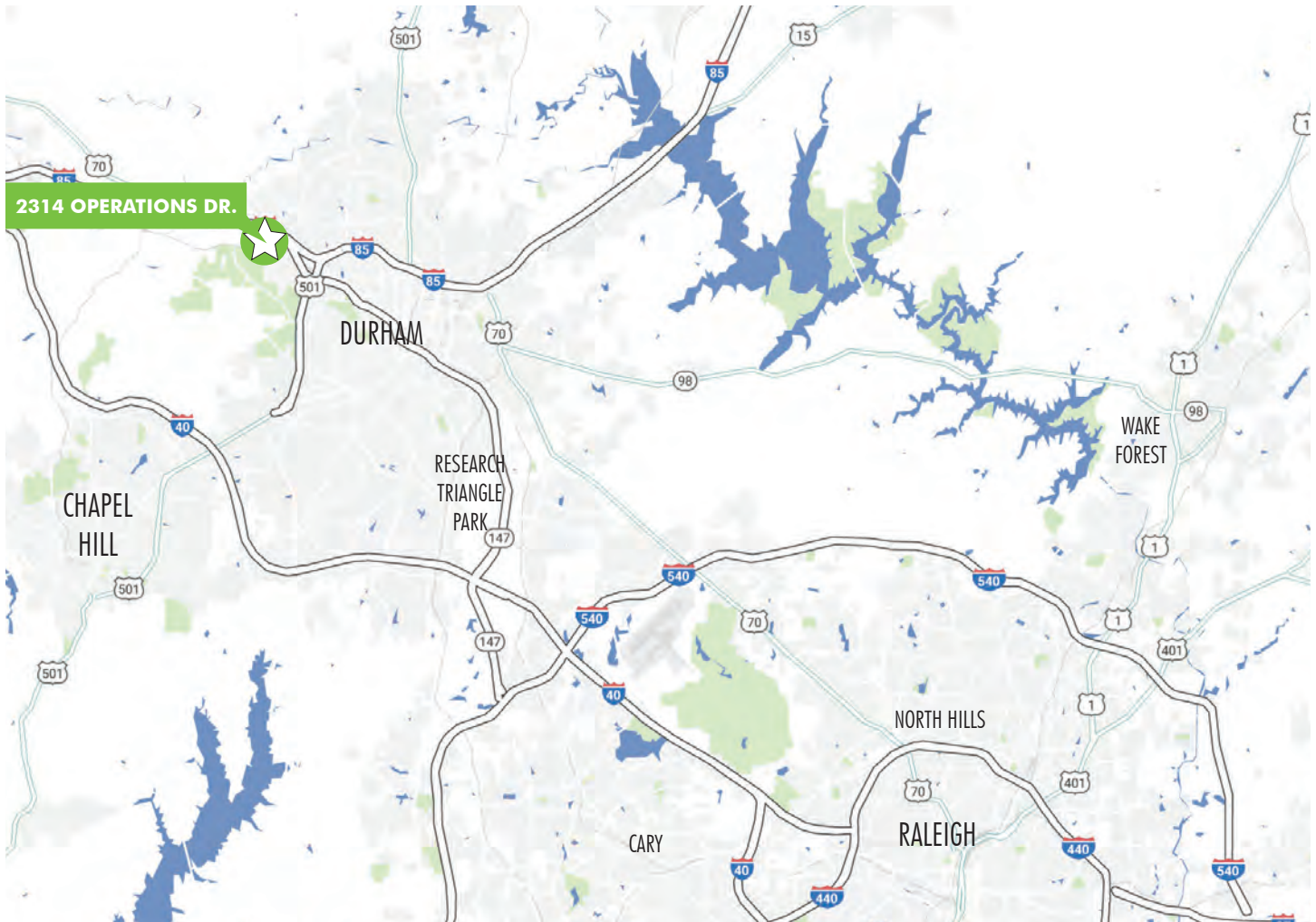


## PROPERTY PHOTOS



# FOR SUBLEASE 2314 OPERATIONS DRIVE

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## CONTACT US

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