

**PICKETT  
SPROUSE**  
COMMERCIAL  
REAL ESTATE



A WEST & WOODALL COMPANY

# FLEX/WAREHOUSE FOR SALE

## 12,000 SF

*600 Meadowlands Drive  
Hillsborough, NC*

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[PickettSprouse.com](http://PickettSprouse.com)

# Property Highlights

600-610 Meadowlands Drive  
Hillsborough, NC 27278



## LOCATION HIGHLIGHTS

- Convenient to I-40/I-85
- 15 minutes to Durham/Chapel Hill
- 25 minutes to RTP

## PROPERTY HIGHLIGHTS

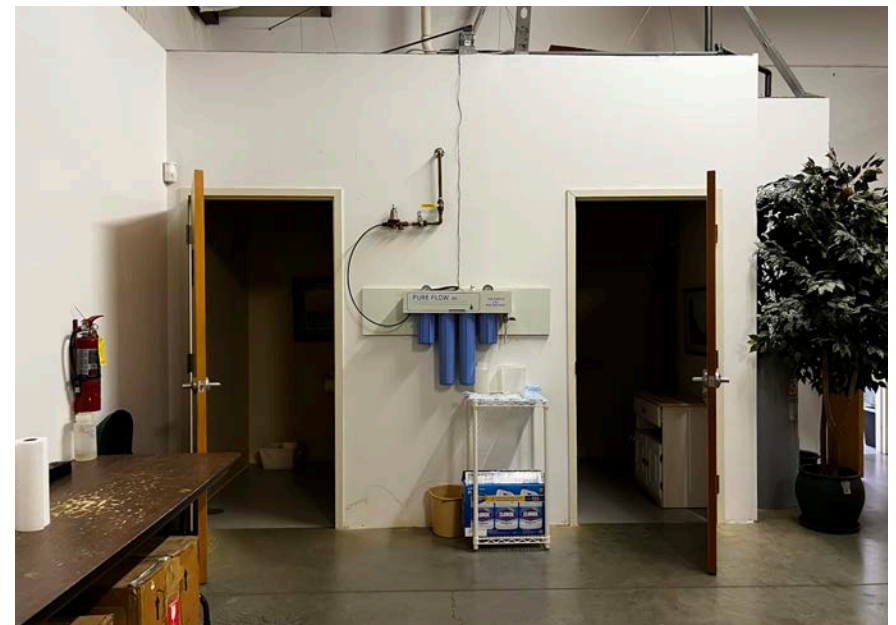
- 13'5" — 17'1" ceiling heights
- 4 Bathrooms
- 1 Roll Up Door
- Divided into two 6,000 SF units
- Existing Offices

## OFFERING SUMMARY

|                   |                           |
|-------------------|---------------------------|
| Purchase Price    | \$1,750,000               |
| Building size     | 12,000 SF                 |
| Currently Leased  | 12,000 SF                 |
| Lease Expirations | 05/31/2023 & 12/31/23     |
| Lot size          | 1.2 Acres                 |
| Year built        | 2000                      |
| Zoning            | High Intensity Commercial |
| Market            | Triangle                  |

# Interior Photos

600-610 Meadowlands Drive  
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# Exterior Photos

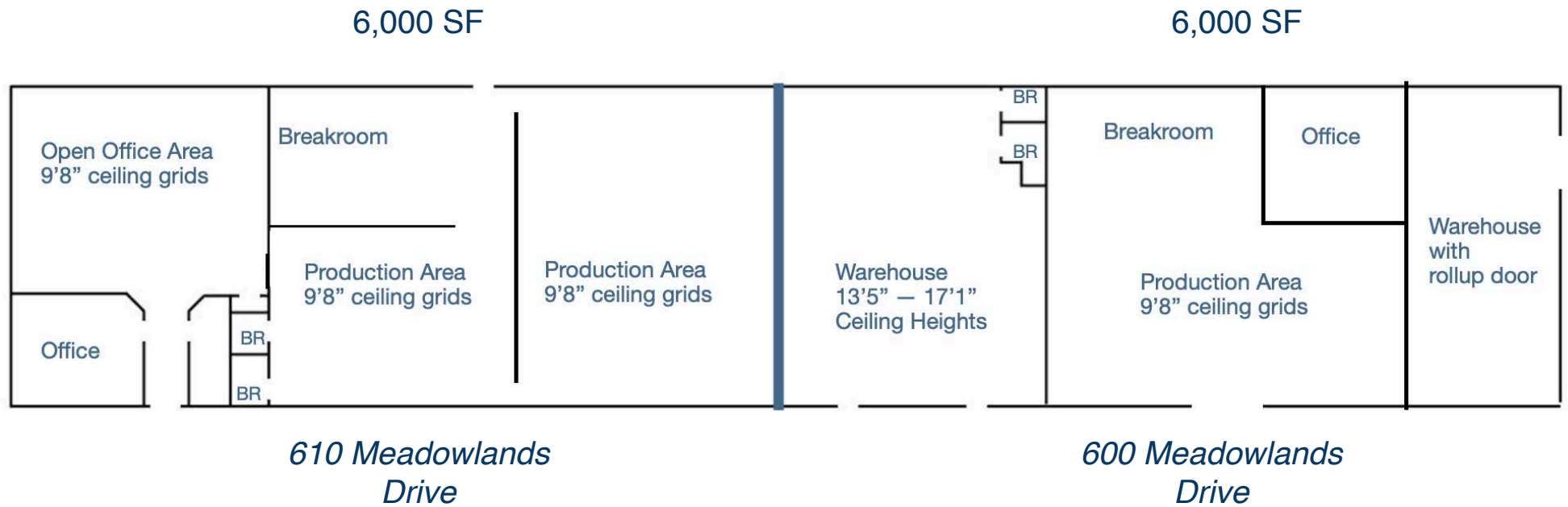
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# Floor Plan

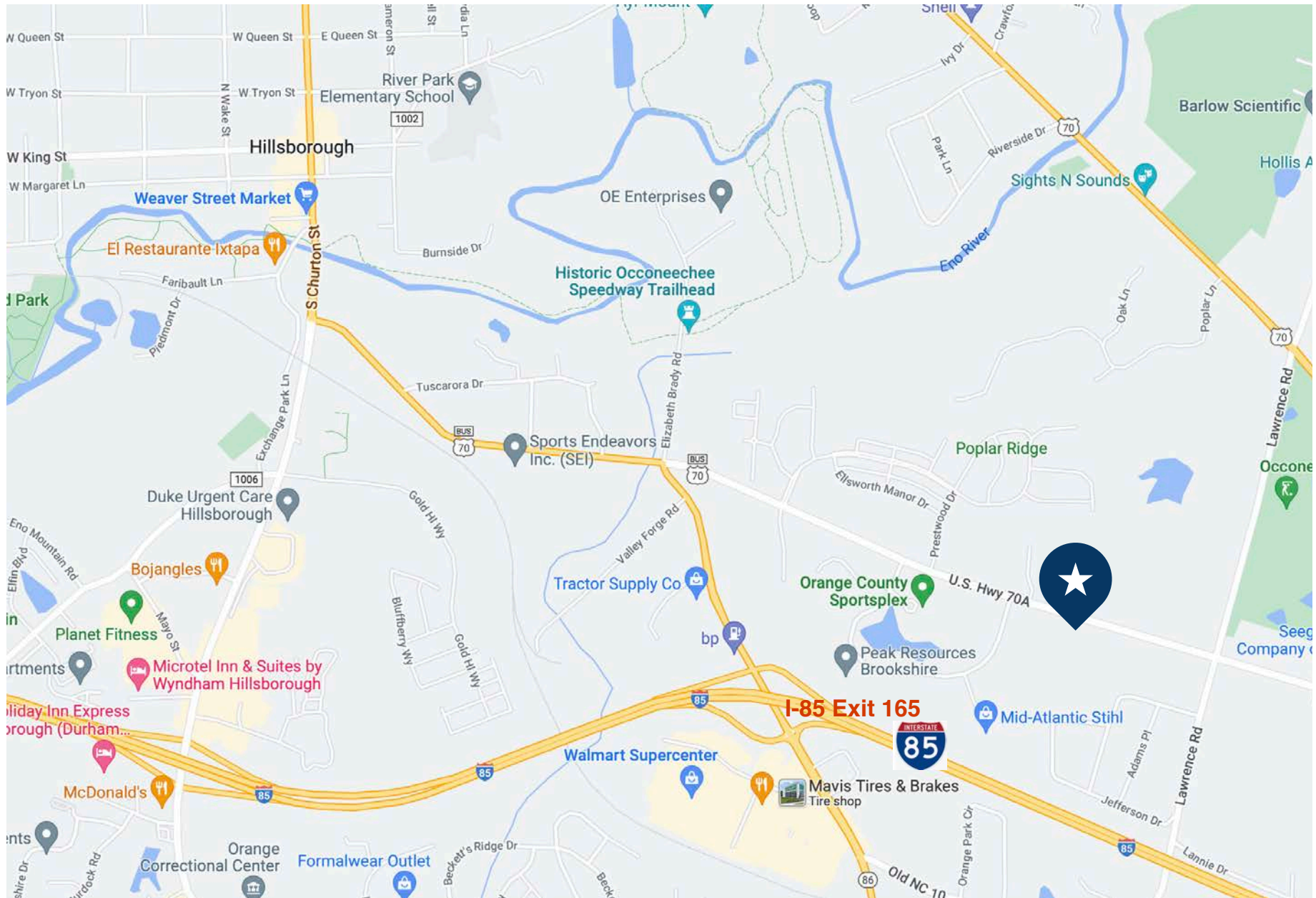
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12,000 Total SF



# Location Map

600-610 Meadowlands Drive  
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# Area Map

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