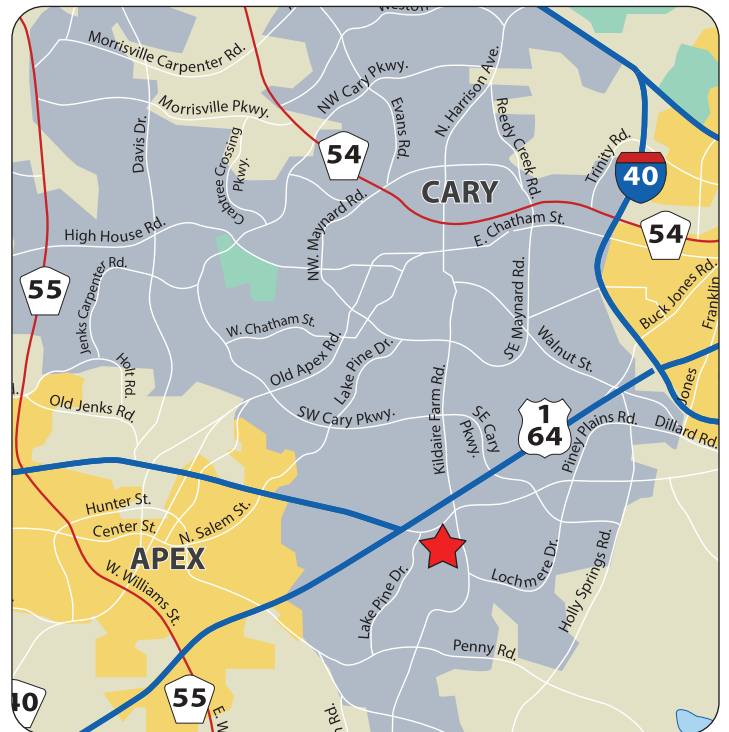


# CARY SINGLE-STORY FLEX/OFFICE SPACE AVAILABLE FOR LEASE



## PROPERTY OVERVIEW

- Suite 100: 23,452 SF available (Can be subdivided)
- Available February 2027
- Flex/office space
- Outdoor storage area available
- 4.0/1,000 parking ratio
- Close proximity to US-1 and I-440
- Within 5 minutes of Koka Booth Amphitheatre, WakeMed, Waverly Place, MacGregor Village & luxury apartments, fine and casual dining, and other lodging and retail destinations
- Rental rate: \$19/SF, NNN



For more information contact:

**Dennis Hurley**  
 (919) 649-6630 (Office)  
 dennis.hurley@jll.com

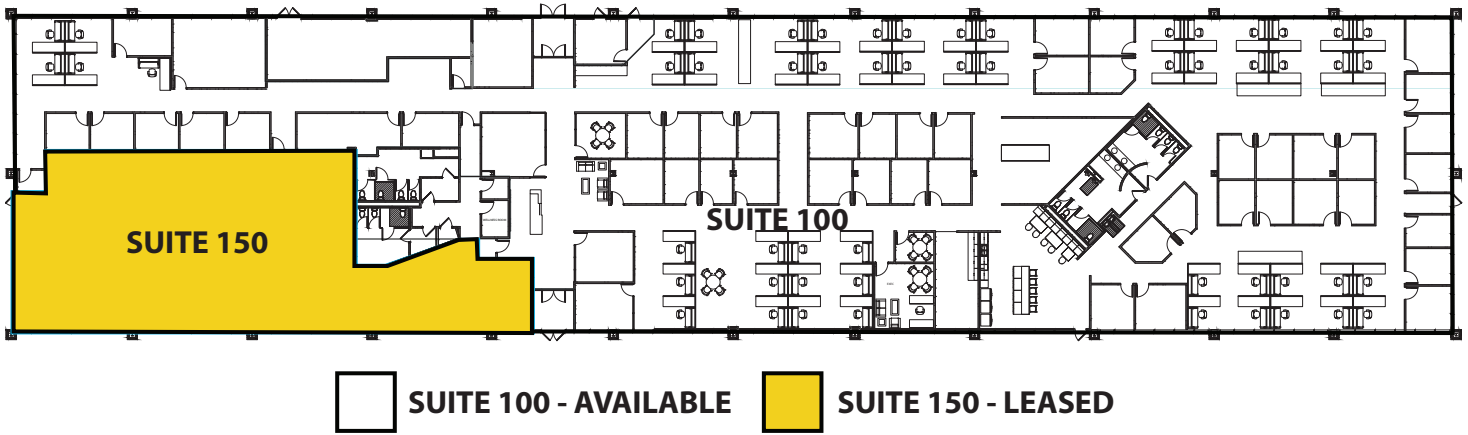
**Patty Autry**  
 (919) 424-8156  
 patti.autry@jll.com

**J. Michael Edwards**  
 Owner/Broker  
 (919) 605-3715 (Mobile)  
 michael@edwardscore.com

**3300 REGENCY PARKWAY  
 CARY, NC 27518**



# CARY SINGLE-STORY FLEX/OFFICE SPACE AVAILABLE FOR LEASE



**3300 REGENCY PARKWAY  
 CARY, NC 27518**

