

GLOBE CENTER

INDUSTRIAL PARK

9400 GLOBE CENTER DRIVE, SUITE 111/116
MORRISVILLE, NC 27560

DISTRIBUTION AND LIGHT MANUFACTURING SPACE FOR LEASE
±59,878 SF

FOUNDRY
COMMERCIAL

9400

GLOBE CENTER 1

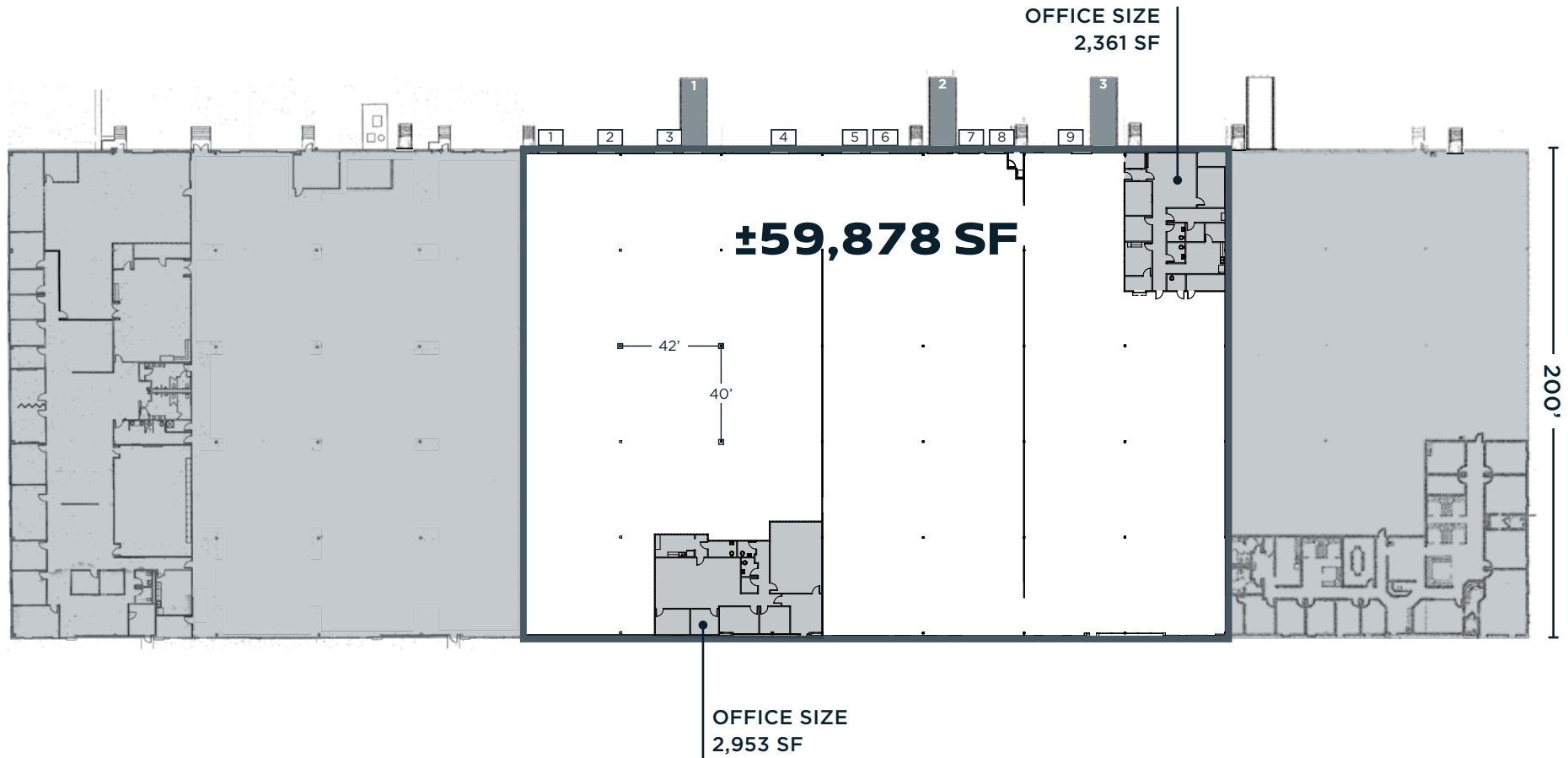


BUILDING SPECIFICATIONS

PROPERTY NAME	Globe Center Building 1
ADDRESS	9400 Globe Center Drive, Suite 111 & 116
CITY	Morrisville
STATE	NC
COUNTY	Wake
DATE AVAILABLE	07/01/2026
LEASE RATE	Call for details
ESTIMATED TICAM	\$3.00/SF
TAX PARCEL ID #	0758808178
BUILDING TYPE	Industrial (Light Manufacturing)
ZONING	Industrial Mixed-Use (IX-3) ZONING INFO
BUILDING DIMENSIONS	200' building depth
TOTAL SF	±128,152
AVAILABLE SF SUITE 111 & 116	±59,878 SF with ±5,314 SF office
EXTERIOR WALL MATERIAL	Insulated pre-cast concrete panels
ROOFING MATERIAL	Insulated single-ply EDPM roof system

NO. OF PARKING SPACES	1/1,000
YEAR BUILT	2001
NO. OF ACRES	9.24
CEILING HEIGHT	24'
LIGHTING	LED & T-8
COLUMN SPACING	40' x 42'
FLOOR THICKNESS	5"
SPRINKLER SYSTEM/TYPE	ESFR
LOADING DOCK REAR LOADED	9 dock-high doors 3 drive-in doors with ramps
DOCK EQUIPMENT	5 edge-of-dock levelers & shelters
ELECTRICAL CAPACITY	277/480 volt, 3-phase service
GAS SERVICE	Propane
WATER AND SEWER PROVIDER	City of Raleigh
WATER LINE	2"
TELECOM PROVIDER	Frontier Communications
ELECTRICAL PROVIDER	Duke Energy





FLOOR PLAN

SUITE 111 & 116

±59,878 SF WITH ±5,314 SF OFFICE



NEARBY AMENITIES



Harris Teeter
Orangetheory Fitness
Mattress Warehouse
First Watch
Jersey Mike's
Your Drive

Kohl's **Walmart**
petco **24 FITNESS**
Panera Bread **Starbucks** **Red Robin**

Target **HomeGoods** **TJ-MAXX**
Barnes & Noble **Total Wine & More** **Staples**
Party City **PetSmart** **Lash**
Regal Cinemas **Caribou Coffee**
Dick's Sporting Goods **Brixx** **BJ's** **European Wax Center**

Residence Inn **Holiday Inn Express & Suites** **Courtyard**

Lowes

Chick-fil-A **Dominos** **Wells Fargo**

aloft **Hyatt House** **Fairfield**

GLOBE CENTER
INDUSTRIAL PARK

RALEIGH-DURHAM INTERNATIONAL AIRPORT

Hampton **Embassy Suites**








AUGUS BARR

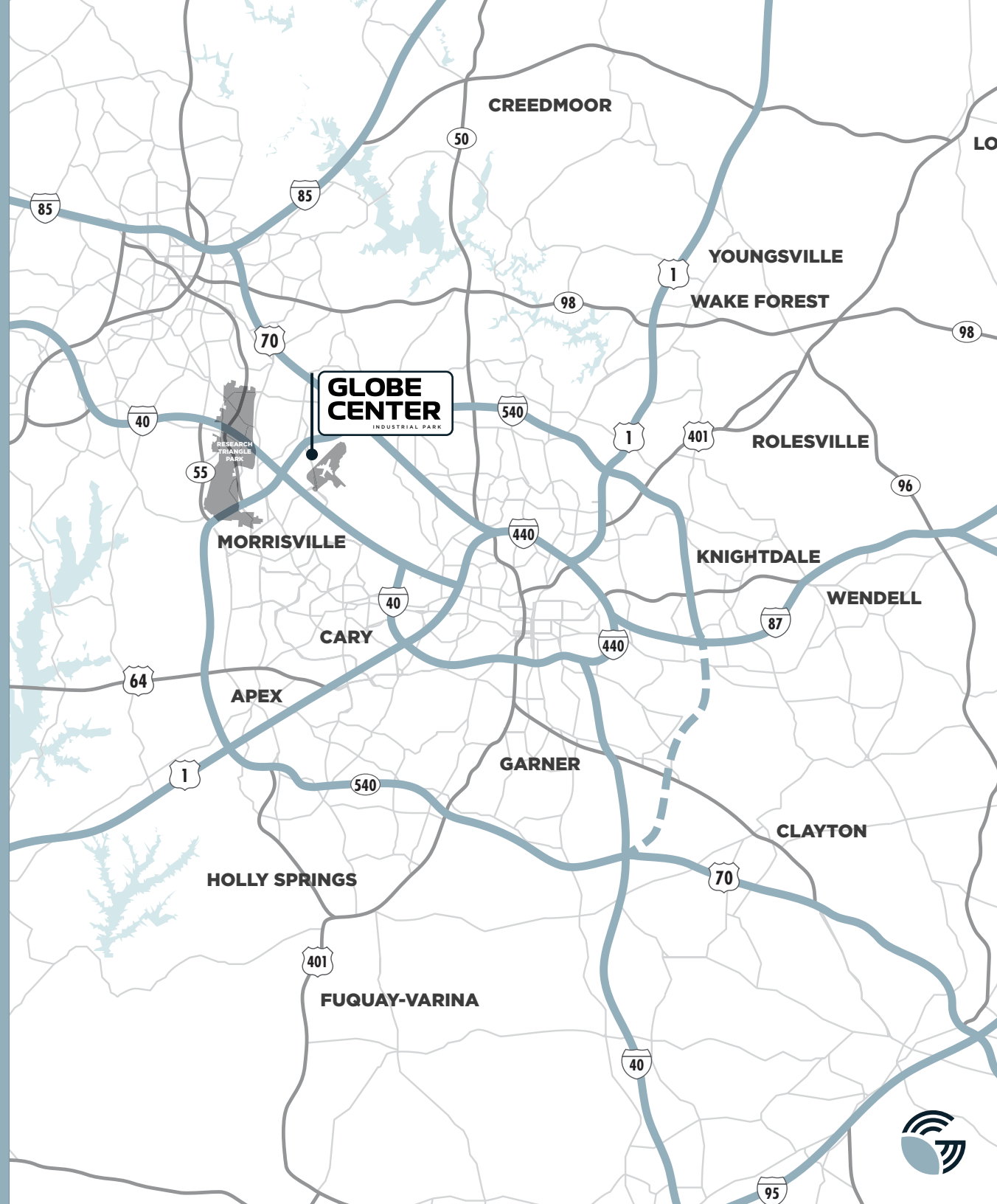


LOCATION & ACCESS

INTERSTATES

Uninterrupted distribution to every major market in the United States.

	Interstate 540	1 mile
	Interstate 70	2 miles
	Interstate 40	4 miles
	Highway 147	7 miles
	Interstate 85	10 miles
	Interstate 440	12 miles
	Interstate 95	49 miles



LOCATION & ACCESS



AIRPORTS

1	Raleigh-Durham International	2 miles
2	Fayetteville Regional	88 miles
3	Piedmont Triad International	80 miles
4	Charlotte Douglas International	158 miles



SEAPORTS

1	Wilmington, NC	152 miles
2	Morehead City, NC	167 miles
3	Norfolk, VA	204 miles
4	Charleston, SC	290 miles
5	Savannah, GA	332 miles
6	Jacksonville, FL	463 miles

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