

Emilee Collins, CCIM  
emilee@pickettsprouse.com  
919-730-7040

Matthew Morton  
matthew@pickettsprouse.com  
919-864-0864

**PICKETT  
SPROUSE**  
COMMERCIAL  
REAL ESTATE

# Durham Medical Office Suite For Lease

105 Newsom Street, Suite 105, Durham, NC 27704



Professional Office

Pickett Sprouse Commercial Real Estate

# PROPERTY OVERVIEW



---

<b>RENTABLE SQUARE FOOTAGE</b>	±1,585
<b>PARCEL</b>	0823934862.007
<b>COUNTY</b>	Durham
<b>MONTHLY RENT</b>	\$3,100/Month
<b>ZONING</b>	OI (Office Institutional)
<b>HIGHEST &amp; BEST USE</b>	Medical office, Professional Office

---

Versatile office suite available in a prime Durham location. This ±1,585 SF first-floor well-maintained office has accessible features. It includes a reception area, waiting area, work area, three treatment rooms, shared entryway, and ample shared parking.

**Emilee Collins, CCIM**  
(919) 730-7040  
emilee@pickettsprouse.com

**Matthew Morton**  
(919) 864-0864  
matthew@pickettsprouse.com

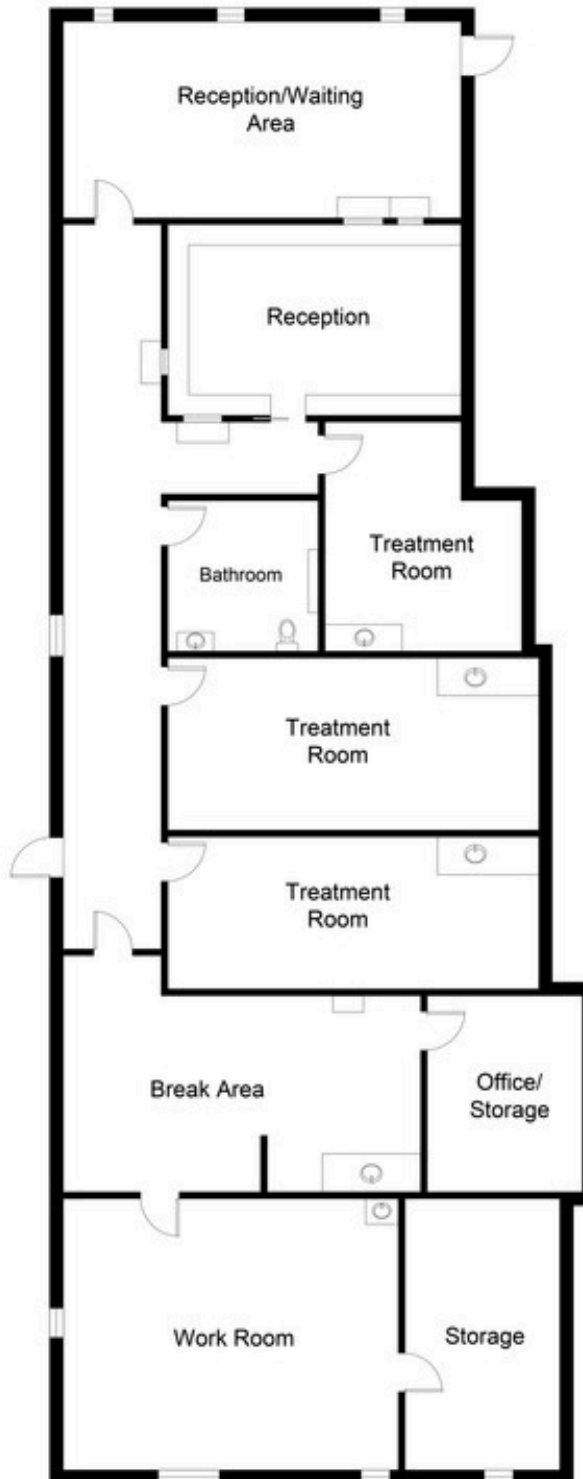
# 105 NEWSOM STREET, SUITE 105, DURHAM, NC 27704



**Emilee Collins, CCIM**  
(919) 730-7040  
emilee@pickettsprouse.com

**Matthew Morton**  
(919) 864-0864  
matthew@pickettsprouse.com

# FLOORPLAN



*\*NOT DRAWN TO SCALE*

**SUBJECT**

**TO DOWNTOWN  
DURHAM &  
DUKE REGIONAL**



**ROXBORO STREET  
18,500 VPD**



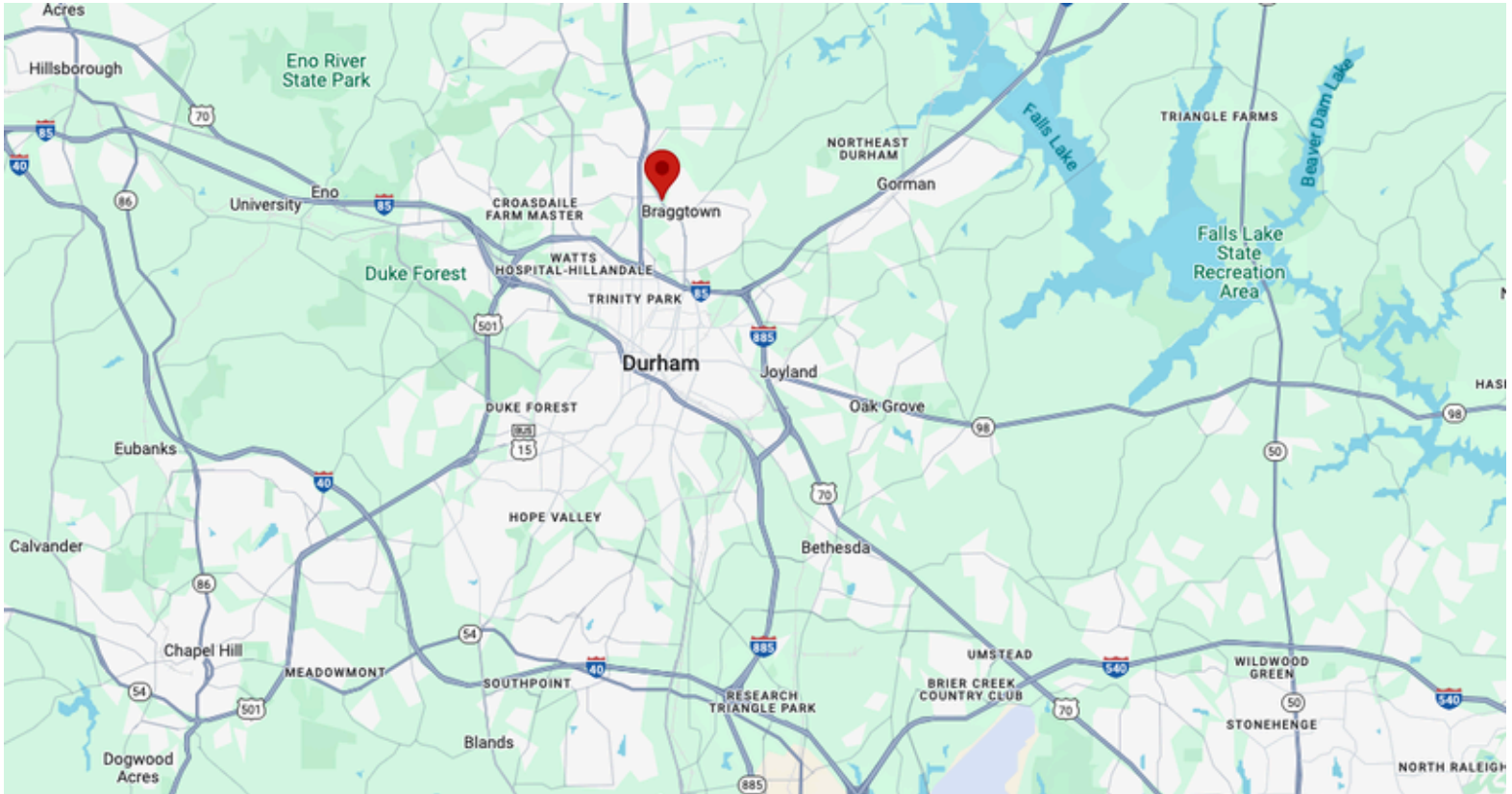
**E CARVER STREET  
13,300 VDP**



**Emilee Collins, CCIM**  
(919) 730-7040  
emilee@pickettsprouse.com

**Matthew Morton**  
(919) 864-0864  
matthew@pickettsprouse.com

# 105 NEWSOM STREET, SUITE 105, DURHAM, NC 27704



**Emilee Collins, CCIM**  
(919) 730-7040  
emilee@pickettsprouse.com

**Matthew Morton**  
(919) 864-0864  
matthew@pickettsprouse.com