

621 INDENEER DRIVE

KERNERSVILLE, NC

+/-10,000 - 25,000 SF
with Secured Outdoor Storage

for
LEASE



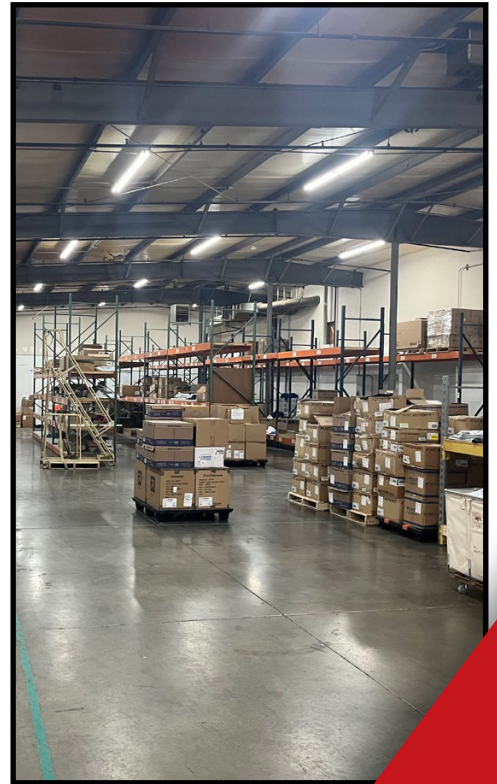
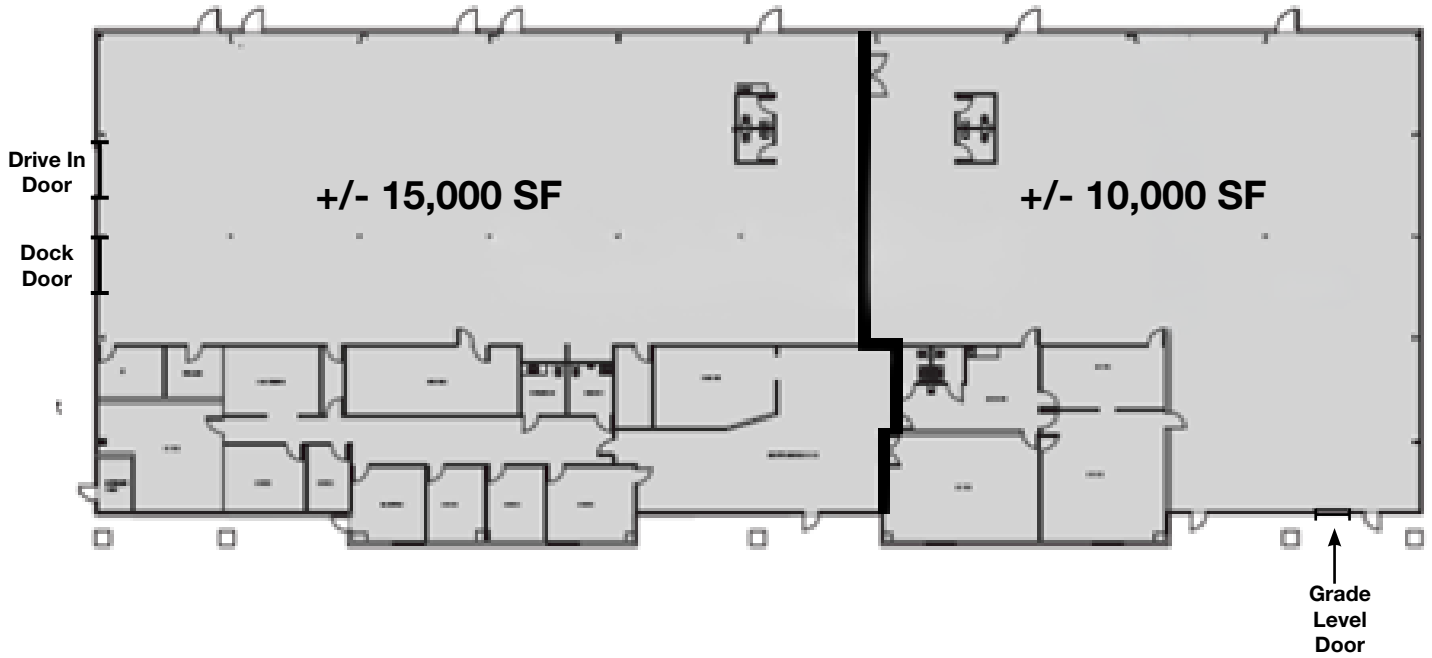
Positioned in the heart of the Triad, 621 Indeneer Dr offers exceptional accessibility just off Highway 66 and minutes from I-40. Located adjacent to the South Park Business Center, the property benefits from a highly visible, professional business park setting with strong connectivity throughout the region.

Type	Flex/Industrial	Floor	6 In. Reinforced
Building SF	25,000 Sf	Power	Up to 2400 Amps 240 volts; 3 Phase Service
Site Size (Acres)	1.92 Acres	Loading Doors	1 Drive In + 1 Dock (optional)
Office Size	5,000 Sf	Sprinkler	Installed 1999
Devisable	Yes	Lighting	Hi-Bay Lights
Zoning	Gi-S	Water/Sewer	City Of W-S
Parking Spaces	45 + .25 AC Fenced Storage Yard	HVAC	Office & 10k SF Warehouse
Clear Height	16 Ft.		
Column Spacing	25 Ft. X 50 Ft.		

NAI Piedmont Triad
Commercial Real Estate Services, World Wide

BEN STURGILL
BROKER
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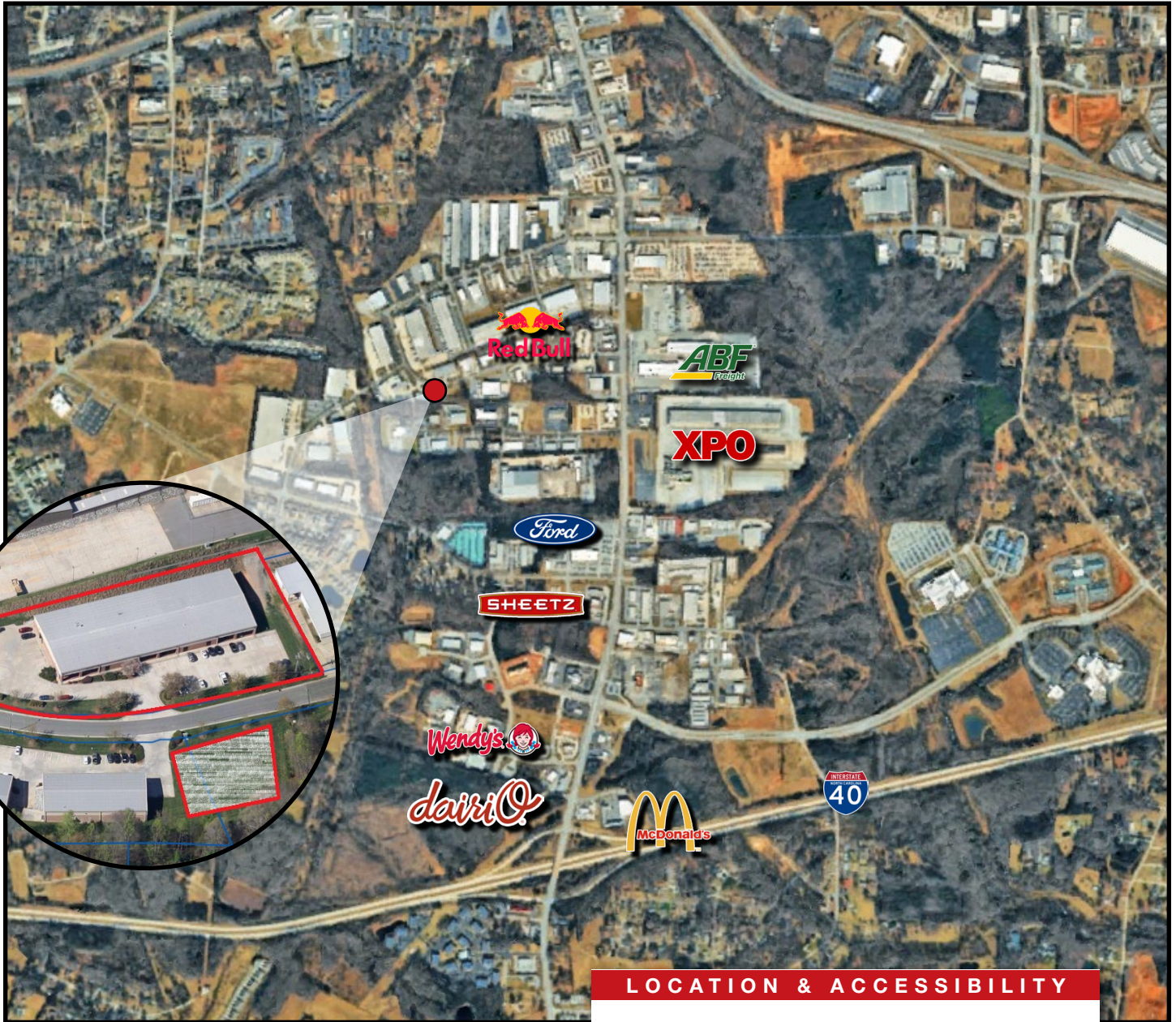
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LOCATION & ACCESSIBILITY

PTI AIRPORT 12.7 MILES

 INTERSTATE 40 5.8 MILES

 INTERSTATE 85 30 MILES

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