

3730 OVERLOOK RD

WAREHOUSE | FOR LEASE | RALEIGH

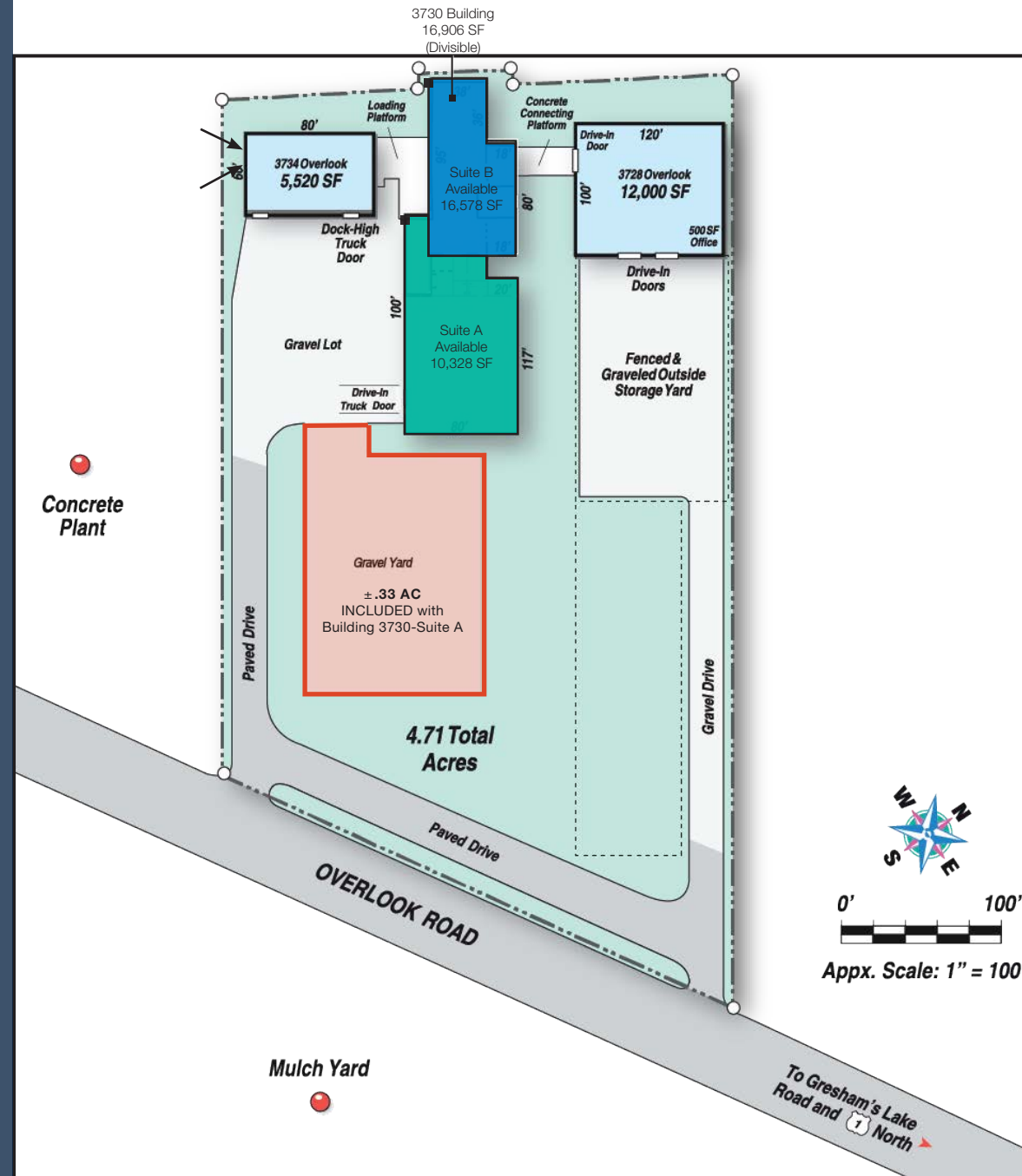
NOW AVAILABLE



3730 OVERLOOK RD

Only .4 Miles to US-1/Capital Boulevard and .5 Miles to I-540, this site is well situated in North Raleigh close to major distribution access north and south as well as east to west.

ADDRESS	3730 Overlook Road, Raleigh NC 27616
BUILDING SIZE	17,500 RSF (Divisible)
AVAILABLE SPACE	Suite A: 10,328 SF Suite B: 6,578 SF Suite A & Suite B Combined: 16,906 SF
LEASE RATE	Whole Building: \$9.15/SF + TICAM Suite A: \$10.25/SF + TICAM Suite B: \$5.00/SF + TICAM
TICAM	\$1.86/SF
ZONING	IX-3
CLEAR HEIGHT	17' in center and 15' at eaves
PARKING	Common parking area + outdoor storage
POWER	Rear- single service 120/140 and Front- 800 AMP 3-phase panel
HVAC	Can have gas heat in the front of Building and HVAC in the offices/rear of Building
WATER & SEWER	Raleigh city sewer and water
FEATURES	Gravel yard space included with Suite A



CONTACT

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THE TRIANGLE AREA



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AERIAL

3730 Overlook Road

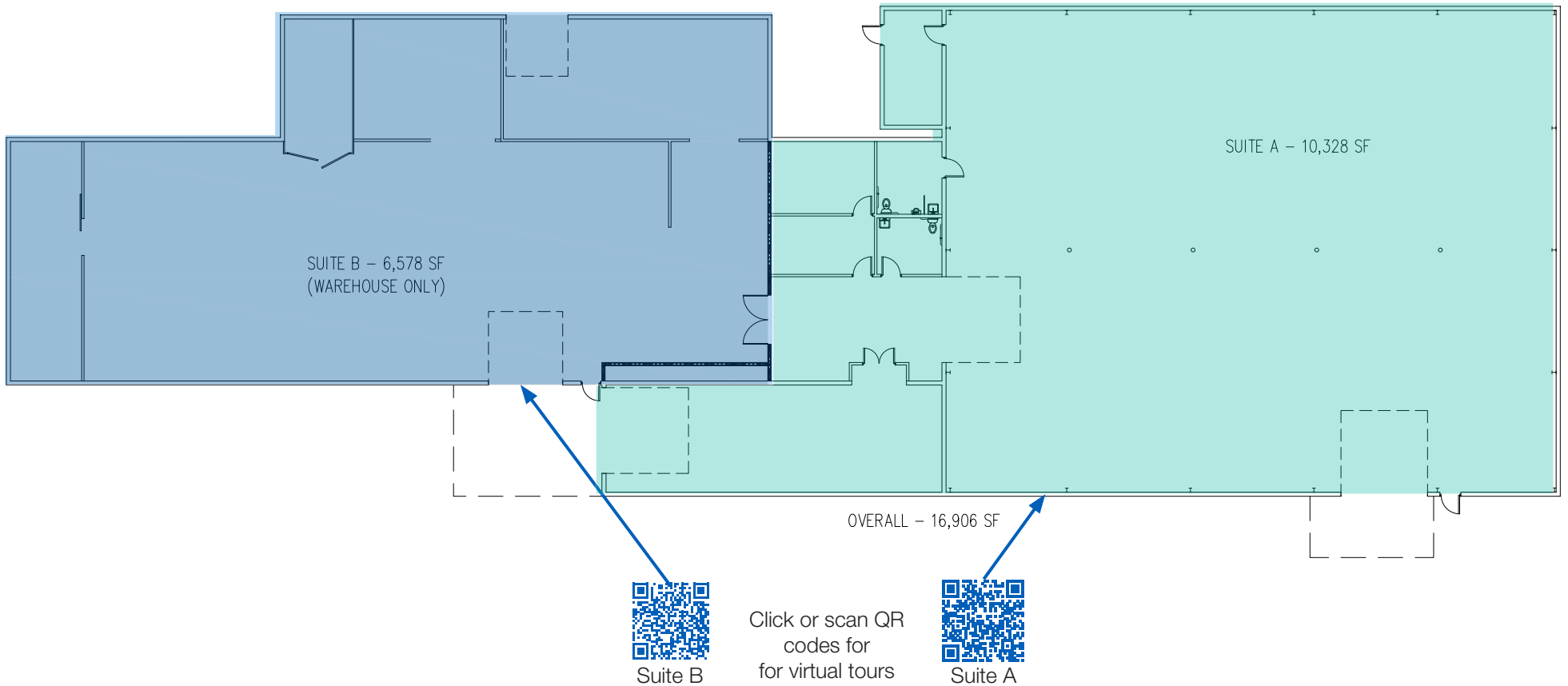
Gravel Lot/
Outdoor
Storage

OVERLOOK ROAD

US 1 /
CAPITAL BLVD



FLOOR PLAN



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All information provided herein is from sources deemed reliable. However, all information is subject to verification. NAI Tri Properties does not independently verify nor warrant the accuracy of the information.



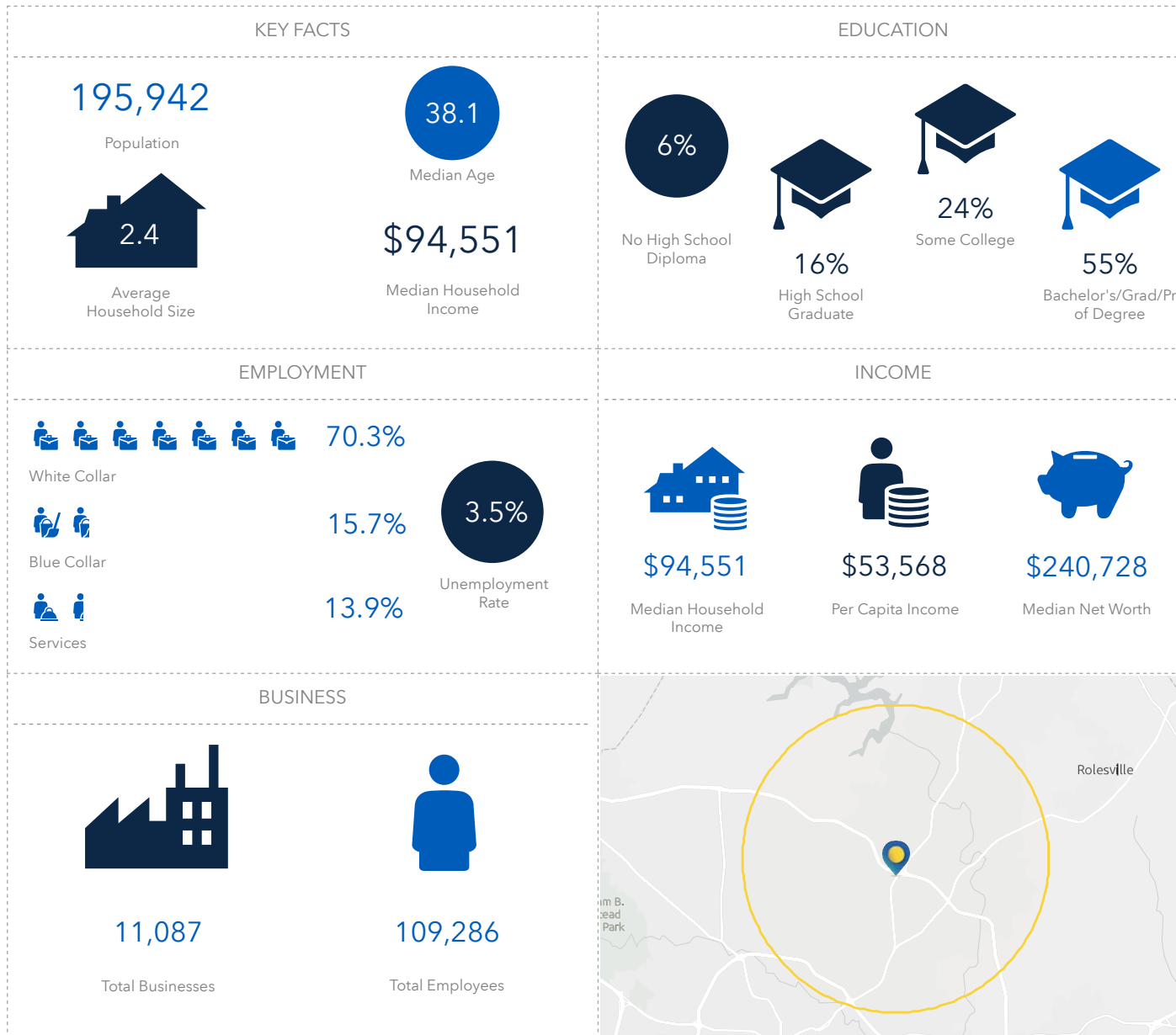
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NAI TRI PROPERTIES

DEMOGRAPHICS - 5 MILE



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