

2700 ANGIER AVE.

DURHAM, NC 27703

WAREHOUSE SPACE FOR LEASE



@yorkproperties1



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york

PROPERTY DETAILS

2700-C Angier Avenue, Durham, NC 27703

AVAILABILITY

± 28,000 SF

± 2,040 SF of Office within the warehouse

Available November 1, 2026

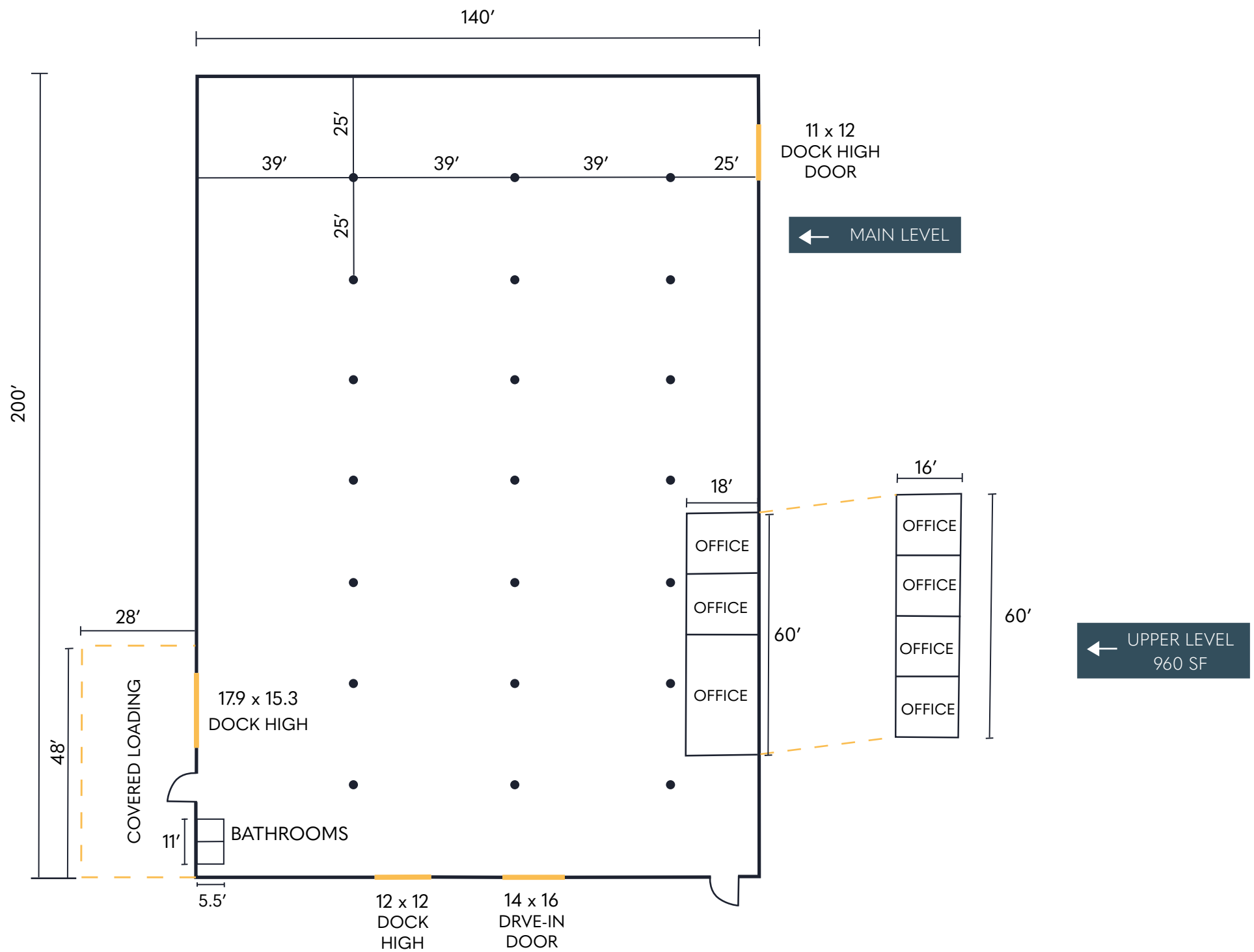
LEASE RATE

\$9.50 PSF | NNN | \$1.39 SF TICAM

DETAILS

- Ceiling Height 17.5'-19.5'
- 3 Dock High Doors
- 1 Drive-in Door
- 277/480v 3-Phase Power
- Concrete Floor
- Sprinkler Throughout
- Block and Metal Construction
- Built in 1974
- Convenient location in the heart of the Triangle.
Close access to Hwy-147 and Interstate 885.
2.5 miles from Downtown Durham, 6.5 miles to
Research Triangle Park.

FLOOR PLANS







DOWNTOWN DURHAM

- & Durham Bulls Athletic Park
- & Durham Performing Arts Center
- & Durham County Courthouse
- & American Tobacco Campus

**SOUTHERN
HIGH
SCHOOL**

JOYLAND CENTER

- Food Lion
- O'Reilly Auto Parts
- Joyland Family Fare
- 305 Motorsports

NC CENTRAL UNIVERSITY

A historically Black public university known for its strong academic programs, commitment to social justice, and rich cultural heritage.

2700 ANGIER AVENUE

OTHER WAREHOUSES

- Mutual Drug
- FIDELITONE
- Amazon Delivery Station DRT8
- Seko Logistics Raleigh/Durham

DURHAM PROFILE

53.9%	53.8%	144,559	\$79,234
Batchelor's Degree or Higher	Owner-Occupied Housing Unit Rate	Number of Housing Units	Median Household Income
138,502	2.28	22.7 min.	20.6%
Number of Households	Number of Persons Per Household	Mean Time Travel to Work	Moved since previous year
34.7	\$340,000	5.2%	284,000
Median Age	Median Home Price	Veteran Status	Total Population

ABOUT DURHAM

Durham is a historical haven, a sanctuary for the spectacular, and a rough-cut gem waiting to be unearthed. Durham's been a destination on the move for more than 150 years. Perhaps it's time you discovered it too.

Maybe you've heard about our celebrated food scene, top-notch universities or buzzing startup culture. There's just something about this place. It transcends categories. Durham has something intangible, inspiring and absolutely alluring.

Before our sidewalks were lined with award-winning eateries, they were traversed by our first generation of industrious entrepreneurs. Seeds of equality and justice were planted here long ago, and they have blossomed into a colorful community where murals tell our proud story of inclusivity. We are where inspiration is found, where all are welcome and where the wild, wonderful, bold and beautiful come together in unexpected ways.

- Discover Durham

2700 ANGIER AVE. DEMOGRAPHICS

Updated 1/22/26

 MILE RADIUS	 POPULATION	 HOUSEHOLDS	 HOUSEHOLD INCOME	 DAYTIME POPULATION
1	6,960	2,427	\$51,379	3,825
3	85,206	34,370	\$78,591	33,551
5	192,915	78,728	\$84,386	79,364

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LEASING

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MARKETING

Shelby Bouquin
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YORK PROPERTIES

Brokerage · Property Management · Security
Maintenance · Association Management · Construction
Landscaping · Accounting

ADDRESS

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ONLINE

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The logo for York Properties, featuring the word "york" in a bold, lowercase, sans-serif font. The letters are white and set against a dark blue background.