

FLEX SPACE FOR LEASE

TILLERY PLACE | 1645 OLD LOUISBURG ROAD, RALEIGH, NC 27604



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 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES
RALEIGH • DURHAM • WILMINGTON

PROPERTY SUMMARY

LOCATION DESCRIPTION

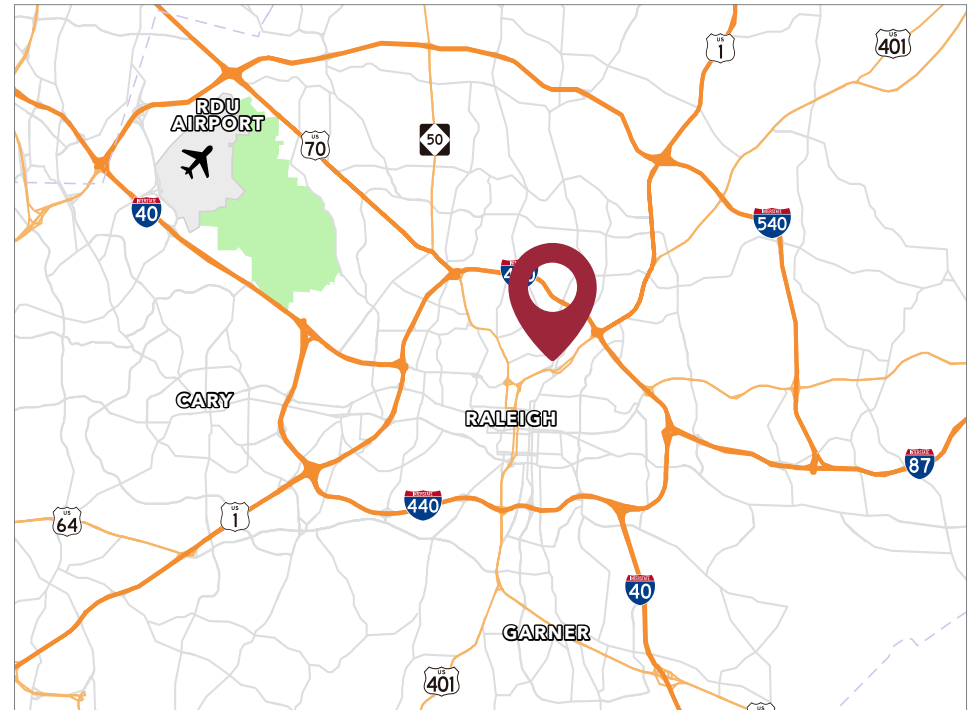
Located inside the Beltline just off Capital Boulevard, Tillery Place offers a highly accessible Raleigh address with immediate connectivity to I-440 and US-401. Positioned less than one mile from I-440 and approximately 2.4 miles from downtown Raleigh, the property provides convenient access to the city's core business districts and surrounding neighborhoods. RDU International Airport is approximately 14 miles away.

PROPERTY HIGHLIGHTS

- » 3,000 SF
- » City water & sewer
- » IX-3 Zoning
- » One dock-high door
- » 3-phase power
- » Single-story business park
- » Beautiful park setting

LEASE RATE

- » \$16.95/SF, NNN
- » TICAM: \$3.00/SF



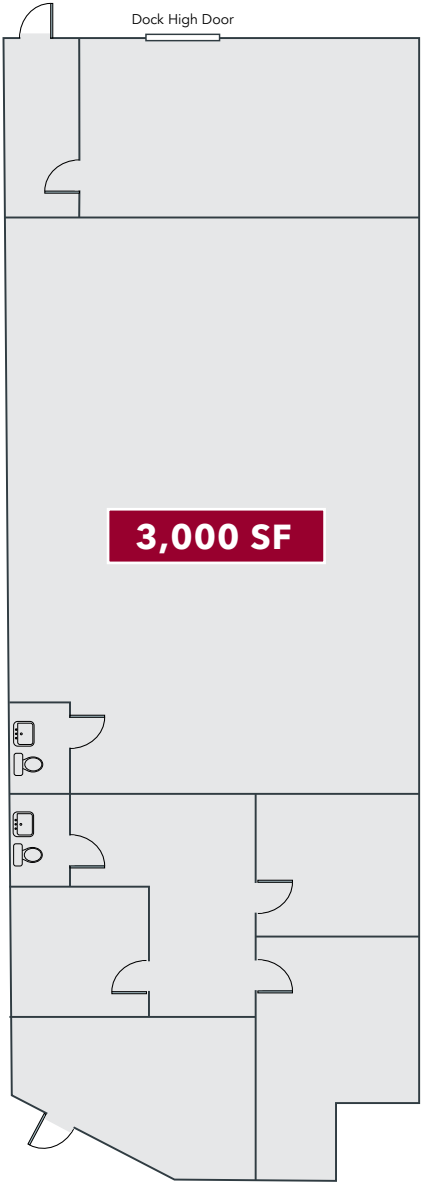
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SITE PLAN



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FLOOR PLAN



SUITE 1645



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AREA OVERVIEW



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