

801 CAPITOLA

801 CAPITOLA DR, SUITE 12
DURHAM, NC 27713

Lab Sublease



Marlene Spritzer, SIOR, CCIM, J.D.
Vice President, Principal
mspritzer@lee-associates.com
O 919.576.2515
M 919.812.9528

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

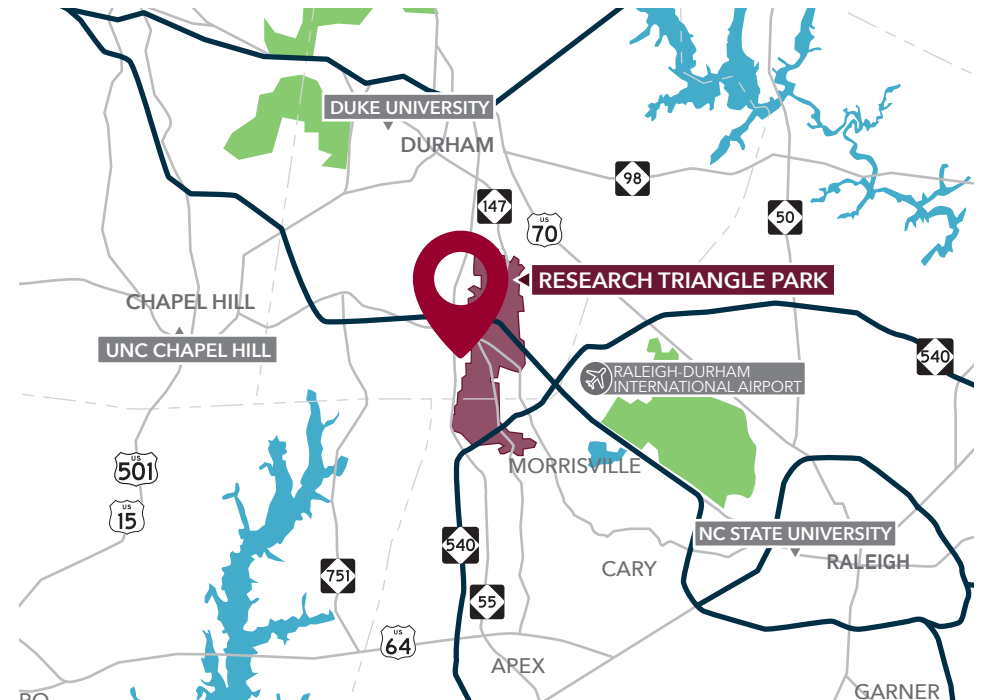
PROPERTY OVERVIEW

AVAILABILITY

- Suite 12: 5,979 RSF, Shared and dedicated lab spaces available

PROPERTY DESCRIPTION

- Located just off Alston Avenue in the Alexandria Technology Center Alston
- Easy access to Hwy. 55, the Triangle Express Way, and I-40
- Close proximity to the Research Triangle Park and RDU International Airport
- Dock-high door
- Vivarium and veterinary services available



LAB PACKAGE LEVELS

Package 1 \$4,950.00/Month Vivarium ala carte

Included:

- Shared lab space
- Access to vivarium*
- Animal husbandry*
- Veterinary services*
- IACUC Review: 1 protocol +2 amendments/year*
- Cold storage (-80°, -20°, 4°)
- Dry and wet ice
- Full necropsy facility*

Not Included (Additional charge):

- Access to imaging equipment
- Access to behavior suite
- Access to CNS surgical suite

*Additional fee

Package 2 \$9,950/Month

Included:

- Shared lab bench (no private suite)
- Access to vivarium: 88 mouse cages or 20 rat cages (1/2 rack)
- Animal husbandry
- Veterinary services
- IACUC Review: 1 protocol +5 amendments/year
- Cold storage (-80°, -20°, 4°)
- Dry and wet ice
- Full necropsy facility
- 24/7 Facility access
- Access to mixology station and other shared equipment
- Office workstation

Not Included (Additional charge):

- Access to imaging equipment
- Access to behavior suite
- Access to CNS surgical suite

Package 3 \$18,950.00/Month

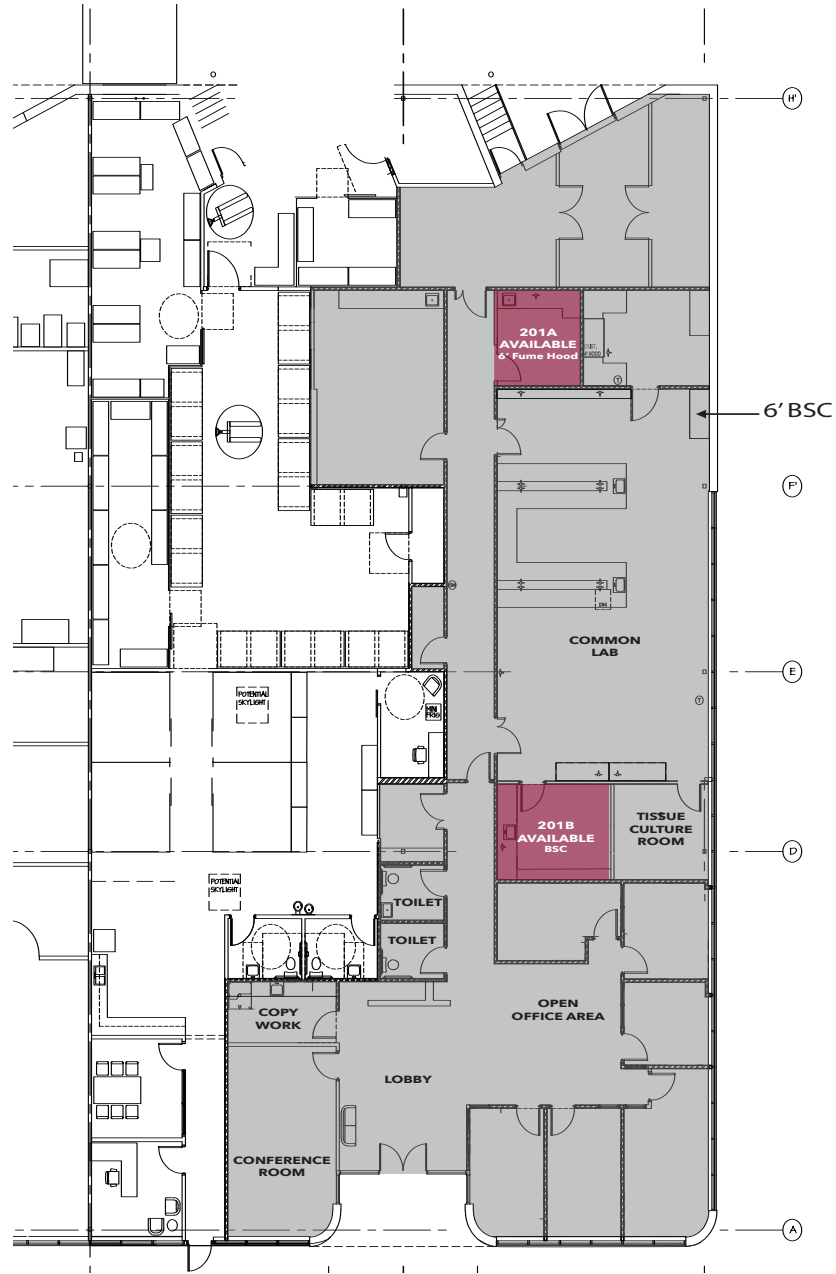
Included:

- Dedicated lab suite (11' x 11')
- Access to vivarium: Up to 1 full mouse rack
- Animal husbandry
- Veterinary services
- IACUC Review: 1 protocol, no limit on amendments
- Cold storage (-80°, -20°, 4°)
- Dry and wet ice
- 24/7 Facility access
- Access to mixology station and other shared equipment
- Dedicated office

Not Included (Additional charge):

- Access to imaging equipment
- Access to behavior suite
- Access to CNS surgical suite

FLOOR PLAN



801 CAPITOLA • 801 CAPITOLA DRIVE, SUITE 12, DURHAM, NC 27713

PHOTOS



801 CAPITOLA • 801 CAPITOLA DRIVE, SUITE 12, DURHAM, NC 27713

PHOTOS



801 CAPITOLA • 801 CAPITOLA DRIVE, SUITE 12, DURHAM, NC 27713

Presented by:

Marlene Spritzer, SIOR, CCIM, J.D.
Vice President, Principal
mspritzer@lee-associates.com
O 919.576.2515
M 919.812.9528



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.