

# CENTURY 21<sup>®</sup>

Triangle Group



**SALE/LEASE**

**SMITHFIELD  
FLYER  
230 N Equity Dr  
Smithfield, NC 27577**

- 15,616 SF Class B office building on 2.42 acres — former Johnston County Board of Education facility
- Directly adjacent to Carolina Premium Outlets & Smithfield Cinemas on US-301; immediate I-95 access (Exit 95)
- 71 parking spaces at 4.5/1,000 SF — one of the strongest ratios in the corridor
- Circle drive, multiple private suites, large open floor areas, one roll-up door
- Blank canvas interior — ideal for build-to-suit event, retail, medical/professional office, training, or flex use
- 10+ national-brand hotels within walking distance (Hampton Inn, Tru by Hilton, Fairfield Marriott, Holiday Inn Express, Country Inn & Suites, and more)
- Dense restaurant corridor
- Johnston County: 47.9% population growth since 2010 — outpacing Wake, Durham & Orange counties

**PURCHASE PRICE:  
\$1,950,000.00**

**LEASE PRICE:  
\$18 /Sq Ft**

**Land Size: 2.42 Acres  
Property Size: 15,616 Sq. Ft.**

**Contact:**

**919-230-1525**

**MICHELLE WAITE**

License: 357092  
remichellewaite@gmail.com

**Contact:**

**910-890-0353**

**MJ BARTLETT**

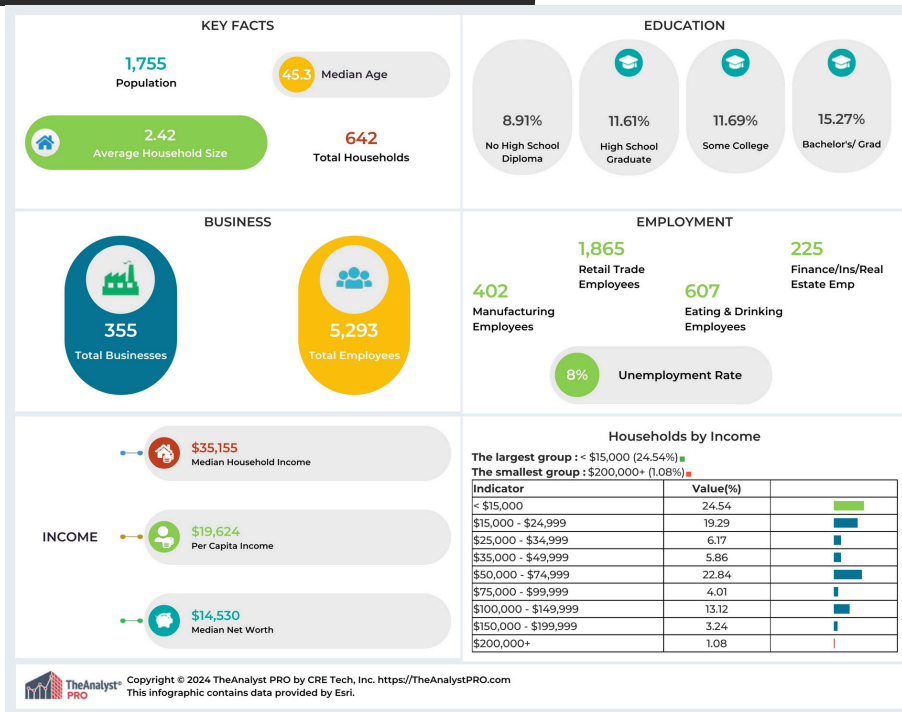
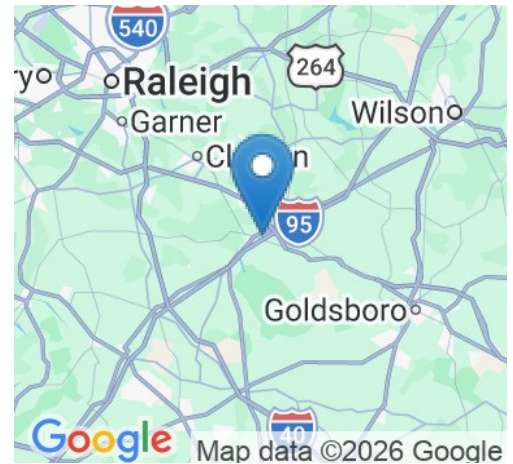
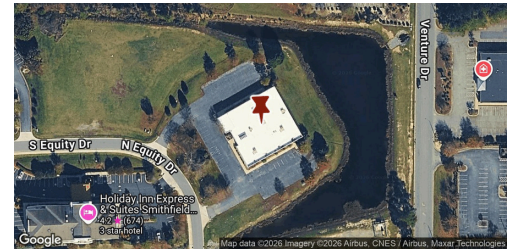
License: 239352  
mjbartlett.realtor@gmail.com





# CENTURY 21<sup>®</sup>

## Triangle Group



**Contact:**  
**919-230-1525**  
**MICHELLE WAITE**  
 License: 357092  
 remichellewaite@gmail.com

**Contact:**  
**910-890-0353**  
**MJ BARTLETT**  
 License: 239352  
 mjbartlett.realtor@gmail.com