

BULL RIDGE II

1160 Pleasant Ridge Road
Greensboro, NC 27409



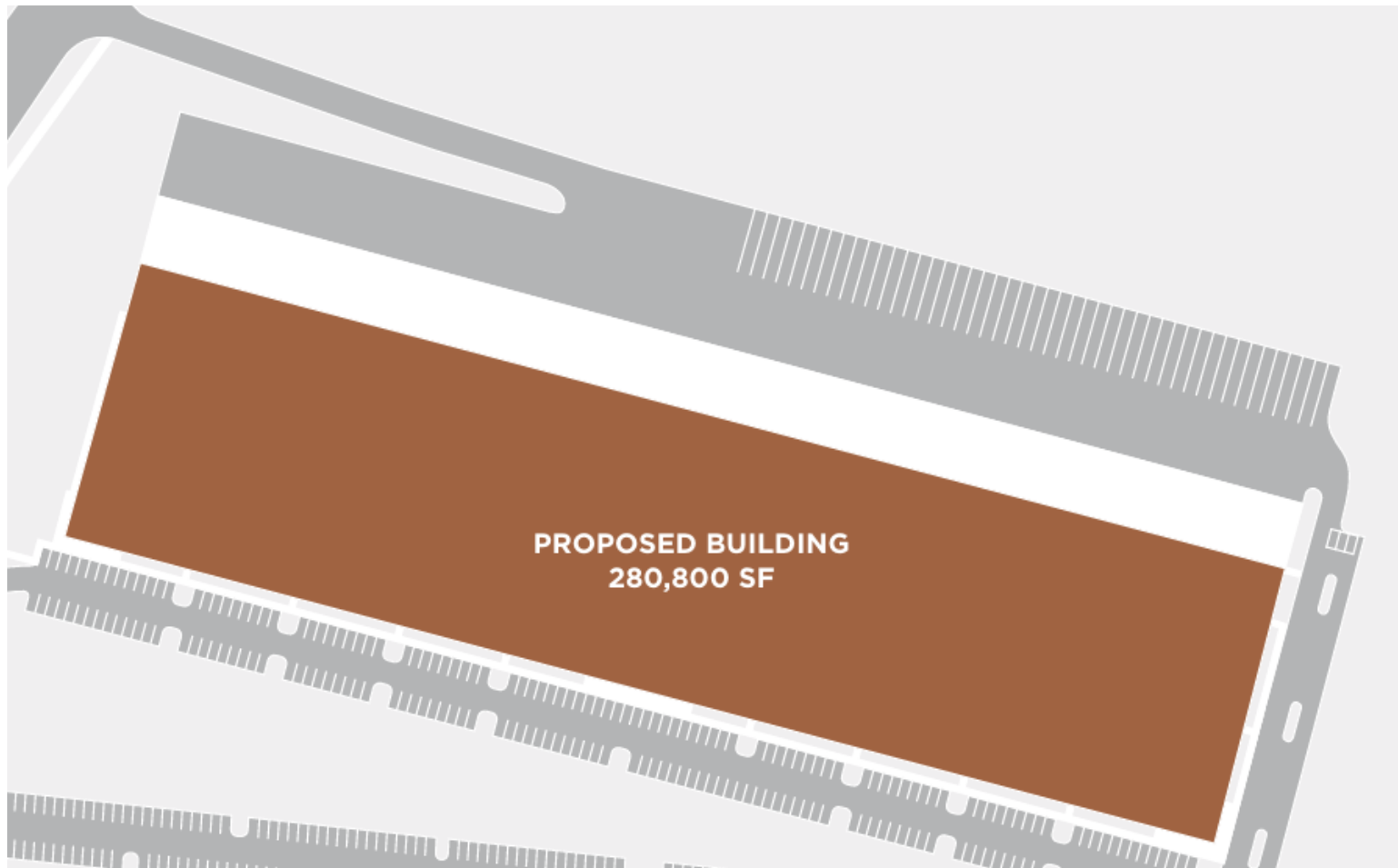
FOR LEASE

±280,800 SF



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AVAILABLE

Available SF: ±280,800 SF

Office SF: Per Tenant's Specs

Roofing: R-20 Insulation
60 mil TPO membrane

Column Spacing: 50' x 54' W/60' Speed Bay

Clear Height: 36'

Lighting: LED (one light per bay)

Sprinkler: ESFR (K17)

Site: 23.62 Acres

HVAC Gas fired unit heaters

Floor: Slab on Grade - 7"
unreinforced 4,000 PSI

Dock Doors: Sixty-Five (65) 9' x 10'

Drive-In Door: Two (2) 9' x 10'

Dock Equipment: 40,000 lb. mechanical dock levelers
at every other dock opening

Truck Court Depth: 130'

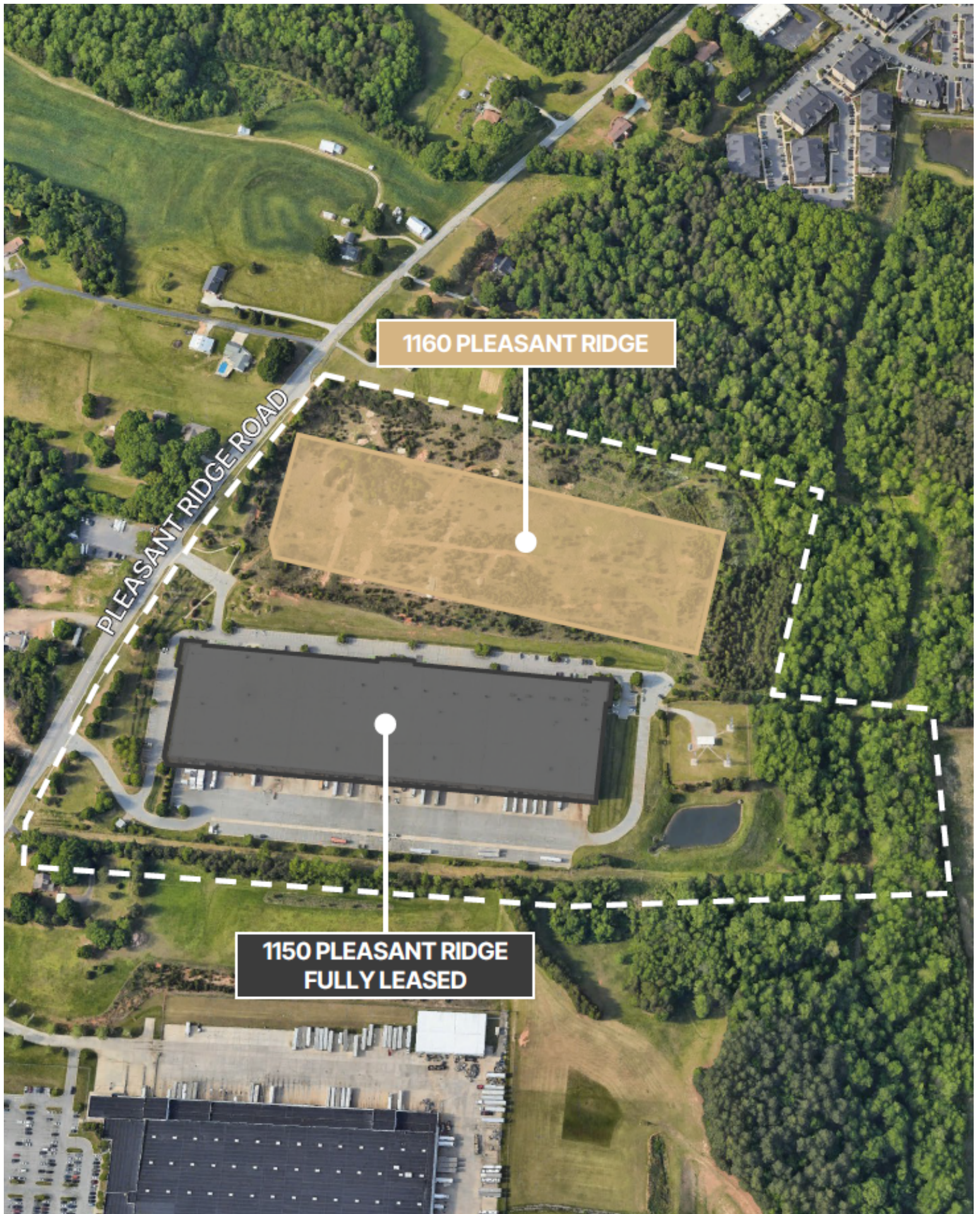
Trailer Parking: Forty-Six (46) Spaces

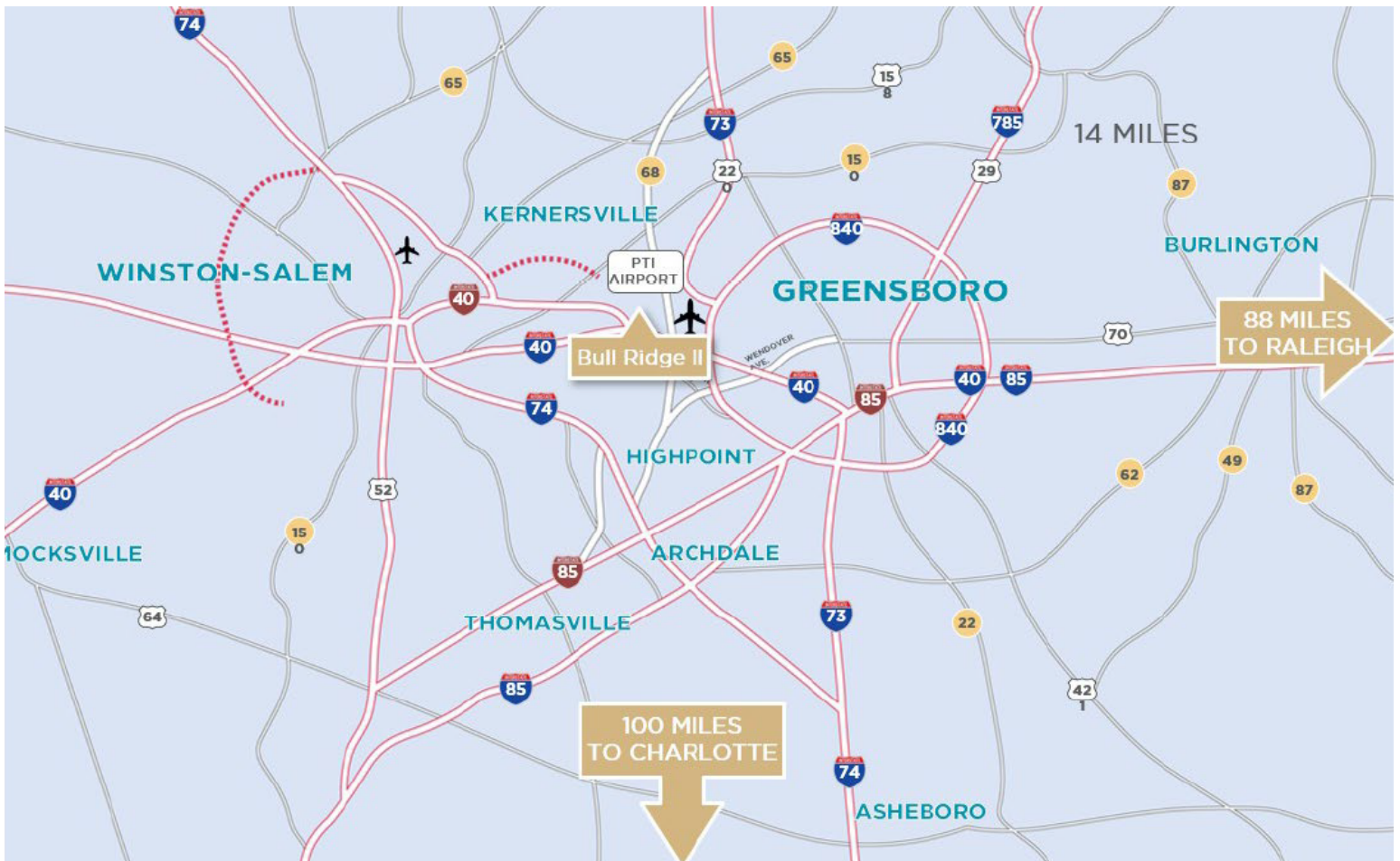
Auto Parking: Two Hundred(200) Spaces

Electrical: 2,000 Amp panel; ability to upgrade
service per tenant specs

Construction Type: Concrete tilt-up

Building Dimensions: 260' x 1,080'





CONTACT INFORMATION

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