

INDUSTRIAL SUBLEASE

2760 RALEIGH ROAD

2760 RALEIGH ROAD, HENDERSON, NC 27537



COMMERCIAL REAL ESTATE SERVICES
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AVAILABILITY

- 11.92 AC Heavy Industrial land for outdoor storage and staging
- 4 Covered storage areas (not secure)
- 1 Personnel trailer
- 3 Site entrances
- 1 Office trailer with water, sewer, and restroom
- 2 Lumber treating plants still on site
- Sublease expiration: January 31, 2030

PROPERTY DESCRIPTION

- Located just off US-1 in Vance County, fast access to I-85, Durham, Raleigh, and Virginia
- Building Class: C
- Zoning: I2 - Heavy industrial
- Permitted uses include manufacturing, processing, assembly, fabrication, wholesale and other heavy industrial operations
- Vehicle & outdoor storage to be confirmed by the city
- **View permitted uses tables starting on page 33**



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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.

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