

Lincoln Park South

2101 Garner Station Boulevard, Raleigh, NC 27603

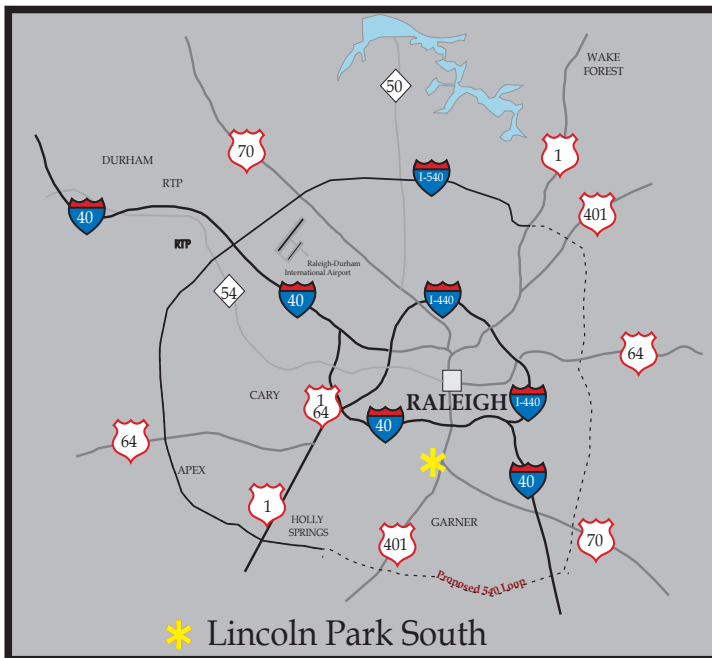
COMING SOON

32,268 SF

Flex/Industrial Space



PRE-LEASING FLEX/INDUSTRIAL SPACE FIRST QUARTER 2023 ANTICIPATED DELIVERY



Location

- Convenient to I-40, I-440, Downtown Raleigh, and Centennial Campus
- Numerous restaurants and shopping nearby

Building Features

- Building Size: 32,268 sf - divisible
- Eight (8) Grade level doors
- Eight (8) Dock high doors
- Column Spacing: 50' x 40'
- Ceiling Height: 16'
- Parking: 2.5 per 1,000sf
- Fire Protection: Wet sprinkler
- Electrical Service: 3 phase 120/20 volt 200 amp
- Floor Thickness: 5" - 4,000 psi

**BPG Management
Company - NC, LLC**

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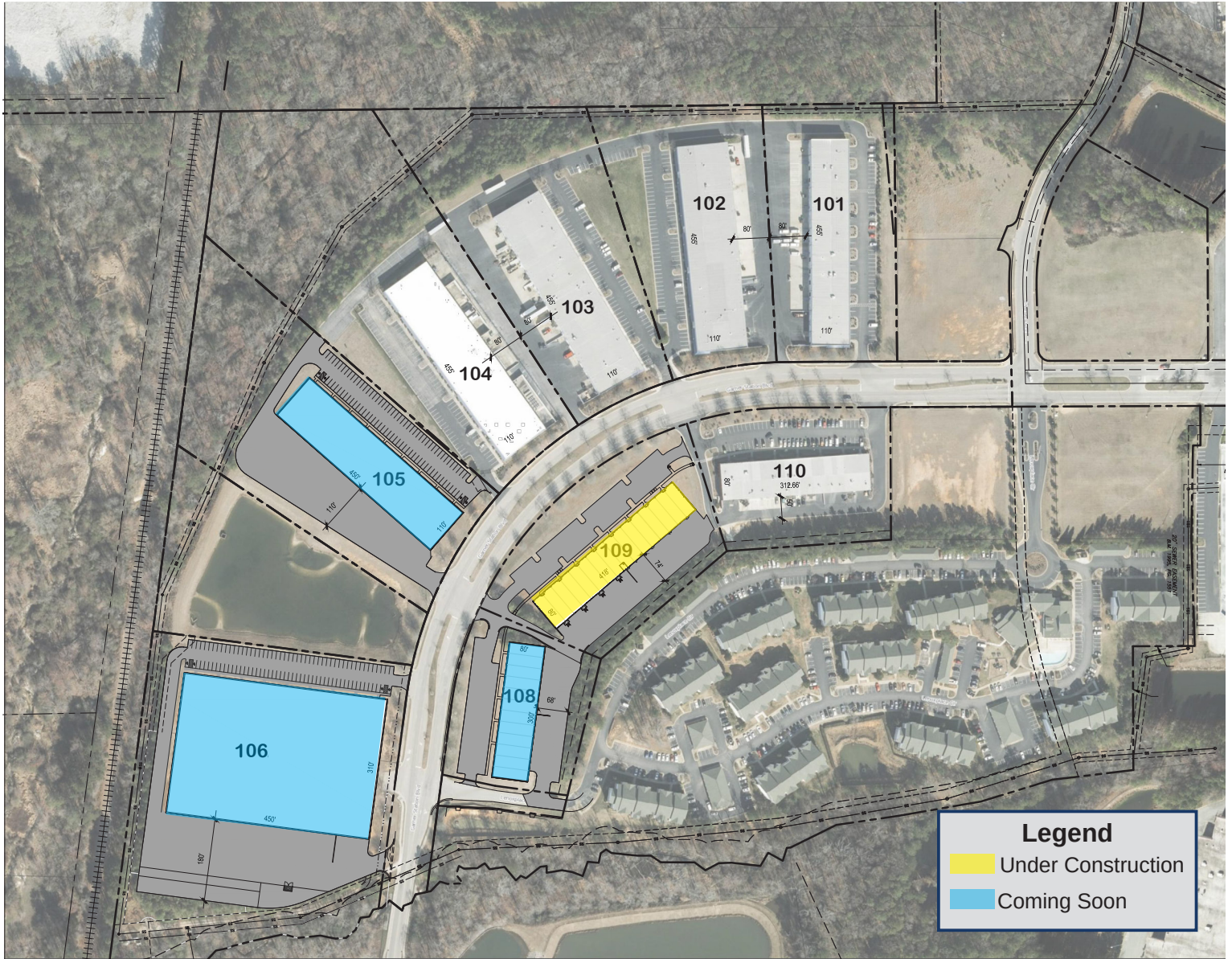
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From Lincoln Park South, To:

Interstate 40: 3 miles/ 7 minutes

Interstate 440: 7 miles/ 10 minutes

Downtown Raleigh: 5 miles/ 11 minutes

Raleigh-Durham International Airport (RDU): 16 miles/ 20 minutes

Centennial Campus: 5 miles/ 9 minutes

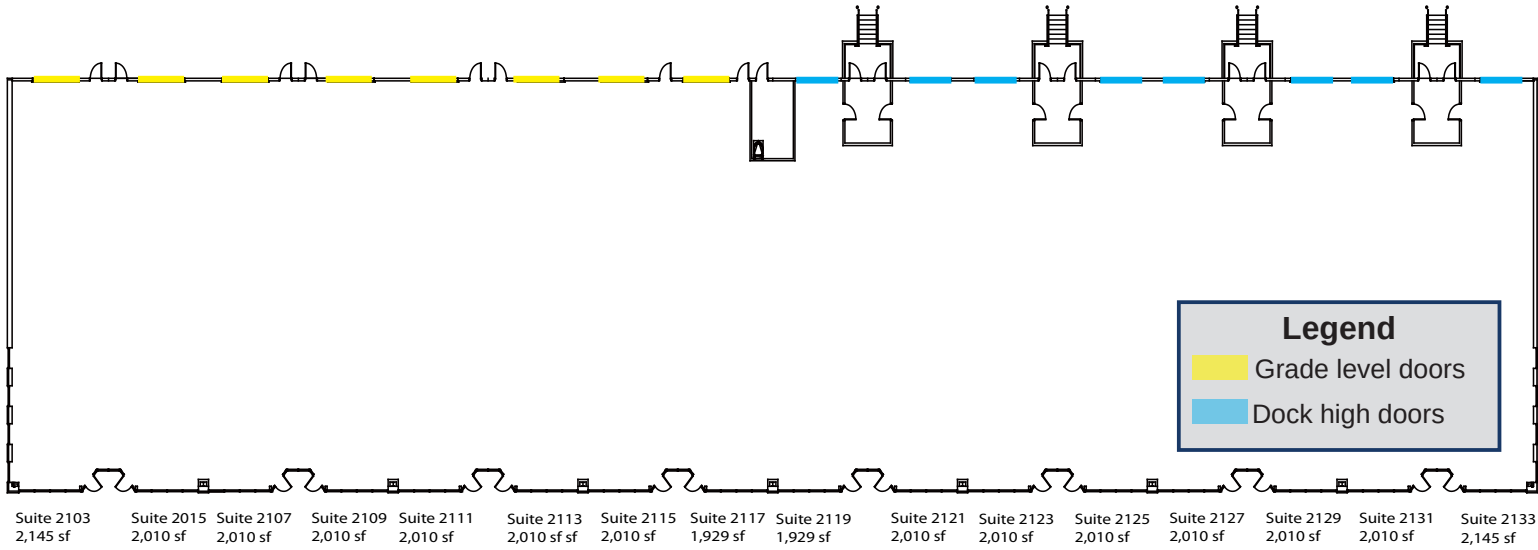
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Suite Layout



Leasing up to 32,268 sf

