

401 TECHNOLOGY LN

Mt. Airy, North Carolina



FOR SALE OR LEASE

- ◆ 60,000 SF Available for lease
- ◆ 171,232 SF Total
- ◆ Sale leaseback with option of owner leasing back 90,000 SF
- ◆ 20,460 SF front office currently being leased for \$11,415/month
- ◆ Located on 23 Acres
- ◆ Includes ± 250 Parking Spaces
- ◆ 22' Ceiling Heights
- ◆ Sprinklered
- ◆ 1 Grade Level Door & 16 Dock High Doors
- ◆ Only 4 miles from I-74 and 9 miles from I-77
- ◆ **LEASE RATE: \$3.85/SF NNN**
- ◆ **SALES PRICE: \$3,800,000**



Newmark Grubb
Wilson Kibler

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Limited non-resident commercial RE broker

The information contained herein has been obtained from sources we believe to be reliable; however, Newmark Grubb Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Independently owned and operated.

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View the property video at: vimeo.com/168816847

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