



MERIDIAN

2510 MERIDIAN PARKWAY
DURHAM, NC 27713

 **accesso**
CBRE

TRANSFORMED FOR SUCCESS

ELEVATING THE OFFICE CAMPUS EXPERIENCE

- + 700,000 SF campus featuring lush landscaping, walking trails, a 7-acre lake, and outdoor picnic areas
- + Prime location at I-40 and Highway 55 in Durham, offering easy access to RTP, Downtown Durham, RDU Airport, and nearby amenities nodes
- + Proactive, tenant-focused ownership with strong financial backing
- + Recent significant investment into Meridian's tenant experience and on-site amenities
- + Full-service Doubletree Suites Hotel with restaurant, pool, and fitness center on-site
- + Surrounded by 1,300 multifamily units and single-family communities, reflecting thriving residential growth
- + Over 2.0 million SF of high-quality retail options within a 3-mile radius



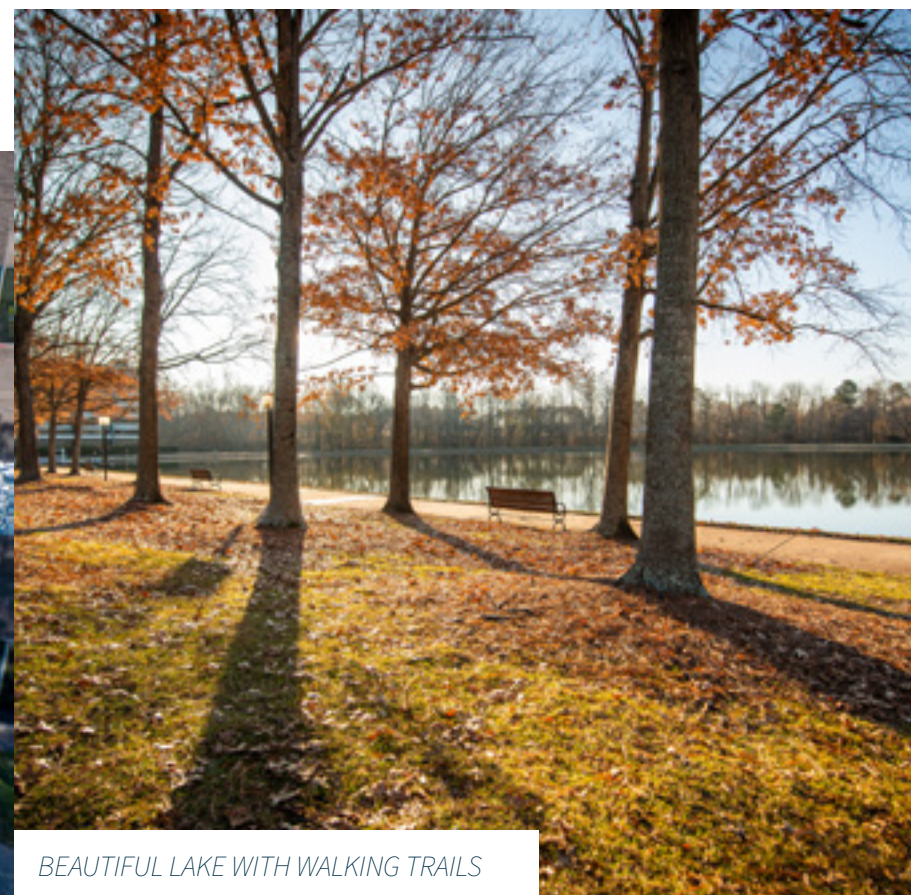
MULTI-VEHICLE SOLAR-POWERED ELECTRIC CAR CHARGING STATION



MODERN DESIGN & RENOVATIONS



OUTDOOR PUBLIC SPACES



BEAUTIFUL LAKE WITH WALKING TRAILS



ON-SITE FITNESS CENTER,
SHOWERS, AND LOCKERS



TRANSFORMING WITH TOMORROW'S WORKSPACE

TOP OF MIND

EXPERIENCES FOR TENANTS

ACCESSO CLUB

An exclusive amenities program tailored for Accesso clients and their employees, offering benefits both at home and on the go across all prime Accesso properties.



BEE DOWNTOWN

Supporting Bee Downtown as a Proud Sponsor, we collaborate to establish and sustain beehives in partnership with corporations, fostering the resurgence of robust honey bee populations and pollinator habitats in urban settings.

MERGE @ MERIDIAN

Introducing Merge @ Meridian, featuring a luxurious tenant lounge, shared training and conference rooms, as well as a state-of-the-art fitness center.



WIRELESS CONNECTIVITY IN LOBBY AND OUTDOORS



CONVENIENT MICRO MARKETS AND VENDING



ELECTRIC VEHICLE (EV) CHARGING STATIONS



ON-SITE CAR DETAILING SERVICES



PROFESSIONAL DRY CLEANING AND TAILORING SERVICES



TENANT LOUNGE AND SHARED CONFERENCING

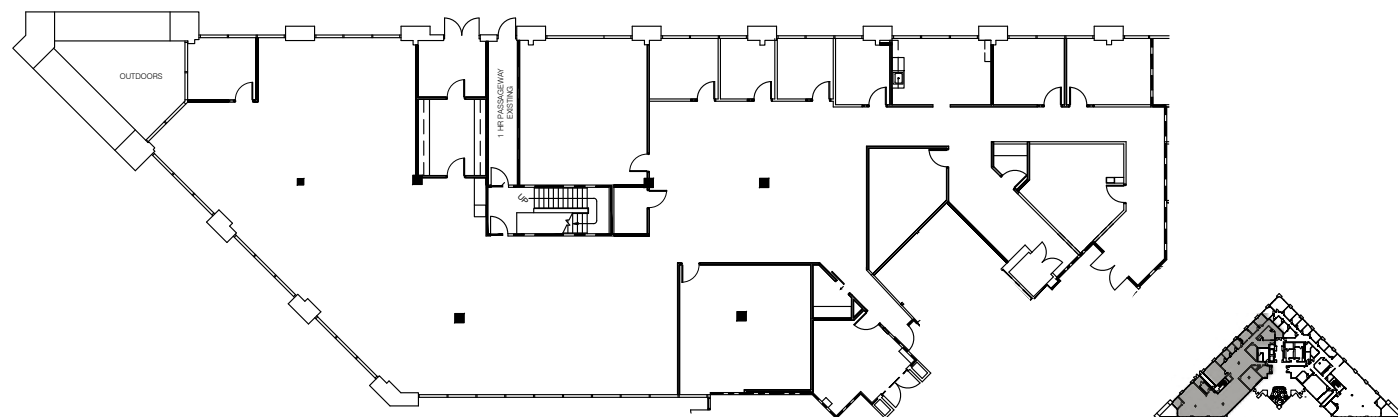


MODERN, CLASS A WORKSPACES

SUITE 150

9,972 SF

+ Available now

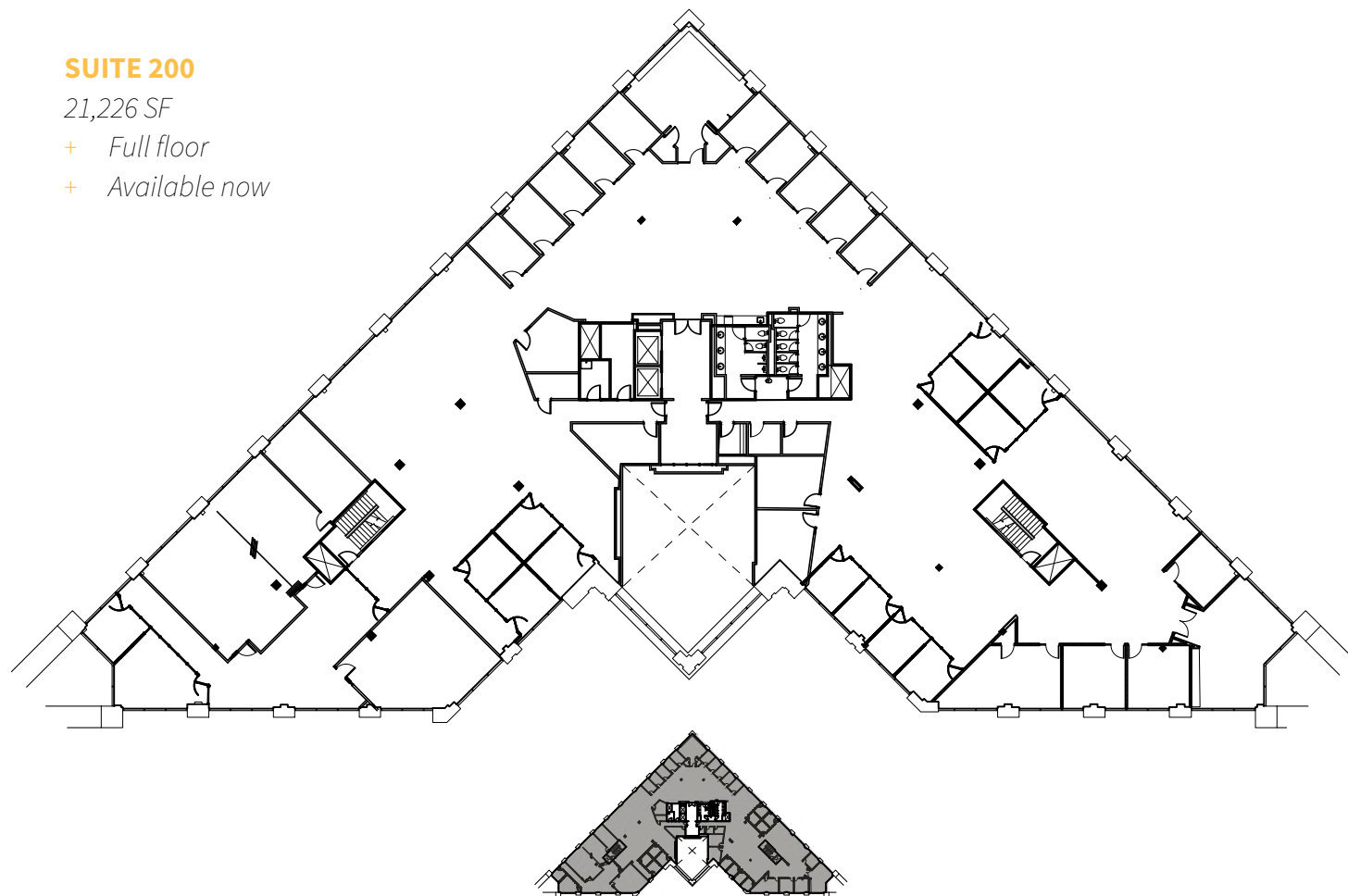


SUITE 200

21,226 SF

+ Full floor

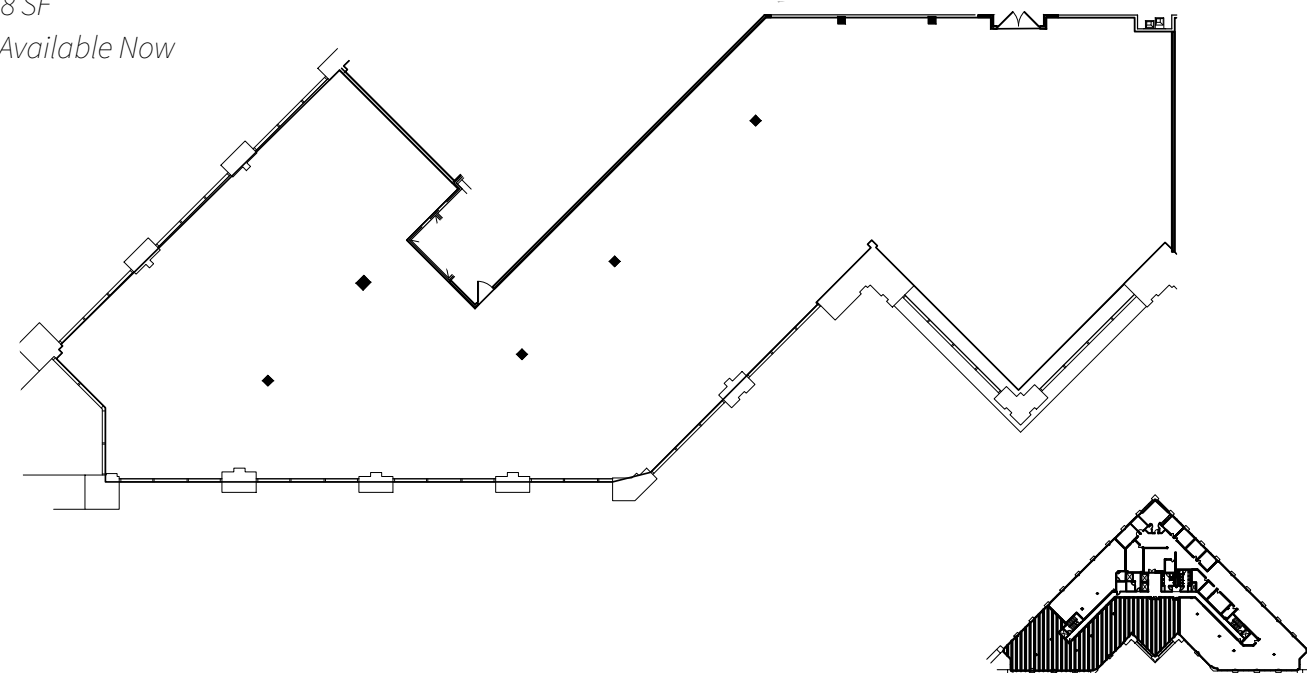
+ Available now



SUITE 320/350

8,178 SF

+ Available Now





SURROUNDED BY IT ALL



PRIME LOCATION & ACCESSIBILITY



53 RESTAURANTS WITHIN 3 MILES



NOTABLE AMENITIES WITHIN 3 MILES





2510 MERIDIAN PARKWAY
DURHAM, NC 27713



CBRE

BRAD CORSMEIER

Executive Vice President

T +1 919 831 8236

brad.corsmeier@cbre.com

BRIAN CARR, CCIM

Executive Vice President

T + 919 831 8256

brian.carr@cbre.com