



# EastRidge at Perimeter Park

400 PERIMETER PARK DRIVE • MORRISVILLE, NC 27560

FOR LEASE



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## Featuring The Landing

AN INDOOR LOUNGE OFFERING SHARED AMENITIES

**AVAILABLE: 55,466 SF**

\$13.50/RSF, NNN

### Office Park Setting Near RTP

Encompassing a beautifully landscaped park setting, EastRidge at Perimeter Park allows its tenants total convenience with its close proximity to RDU International Airport, RTP and I-40.

Comprising of eight buildings, EastRidge at Perimeter Park totals 477,495 square feet. The ever-growing tenant list consists of primarily technology companies and laboratory users that are part of the Research Triangle Park dynamic.

#### Property Highlights:

- Close proximity to Research Triangle Park and RDU International Airport, convenient to I-40, Highway 54 and Highway 70
- Single Story Flex Building
- Numerous banks and restaurants within one mile
- Fully sprinklered / 100% HVAC
- Individual Signage Available
- 2017 Estimated TICAM \$2.67 per square foot
- Parking Ratio of 5.5/1000 SF

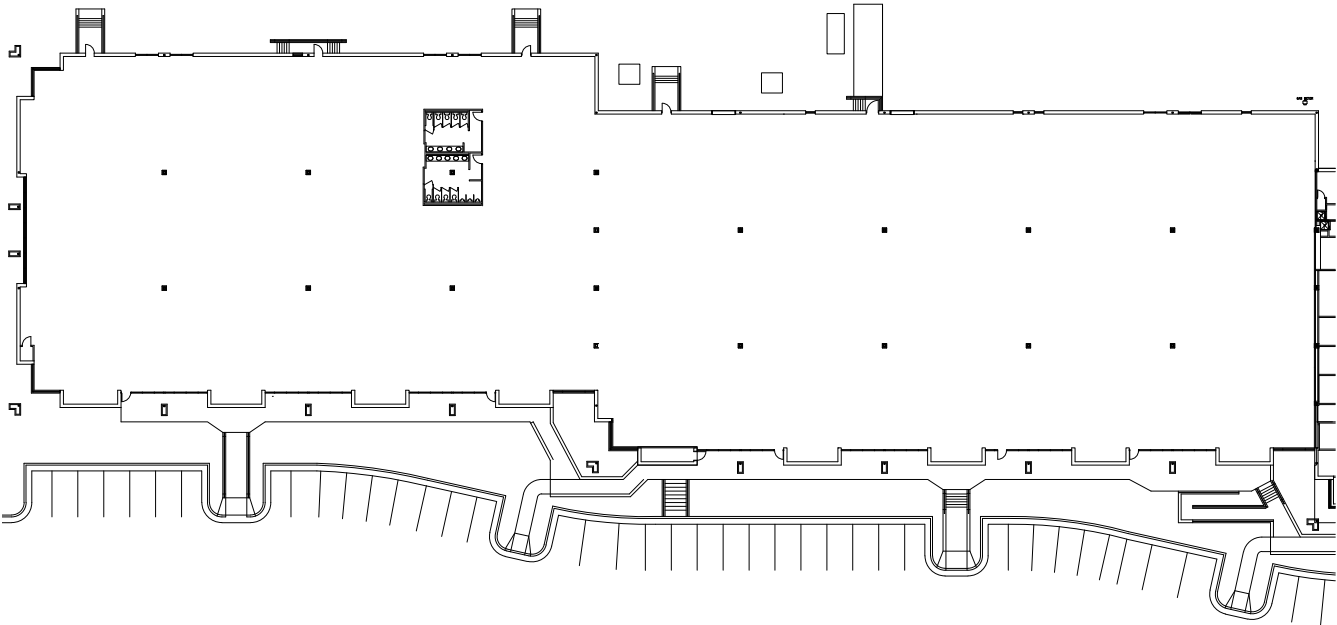


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## Floorplan

55,466 RENTABLE SF AVAILABLE



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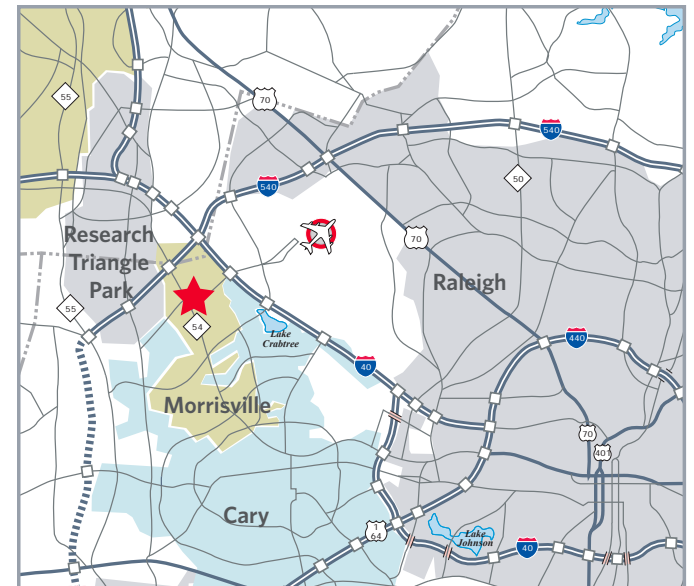
## Location

ACCESS TO INTERSTATES I-40, I-540, AND US HIGHWAY 54



### CONVENIENT LOCATION

EastRidge at Perimeter Park is located minutes from the Raleigh-Durham International Airport, Brier Creek Shopping Center, I-40 and Research Triangle Park. Tenants can enjoy an abundance of hotels, shopping and restaurants all within a 10 minute drive from the office.



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## On-Site Amenities

LOCATED IN THE 900 BUILDING



### THE LANDING

Somerset Properties is excited to bring The Landing to EastRidge at Perimeter Park.

The Landing is a 5,423 SF indoor lounge in the 900 building offering these shared amenities:

- Public WiFi
- Fitness center/ Yoga Studio
- Restroom with showers and lockers
- Training center and conference room
- Technology-laced training center
- Open break/collaboration room

