



FOR LEASE

**145 WEEKS DRIVE
ROXBORO, NC 27573**



EXECUTIVE SUMMARY



OFFERING SUMMARY

| | |
|-----------------------|--|
| LEASE RATE: | \$12/SF/yr |
| LEASE TYPE: | Modified Gross |
| BUILDING SIZE: | ±4,056 SF |
| LOT SIZE: | ±1.27 acres |
| YEAR BUILT: | 2002 |
| ZONING: | Highway Business (B-1, City of Roxboro) |
| APN: | 21448 |

REGGIE OAKLEY

O: 919.287.3213
reggie.oakley@svn.com

145 WEEKS DRIVE | 145 Weeks Drive Roxboro, NC 27573

PROPERTY OVERVIEW

Office building with ample parking in convenient south Roxboro location with excellent proximity to retail (Walmart, Lowes, Jersey Mikes, Golden Corral, etc.), industrial job centers (GKN Driveline and Eaton), and Uptown Roxboro.

US 501 is a median-divided thoroughfare that provides easy access to I-85 (35 minutes), Downtown Durham (40 minutes), RTP (45 minutes), and all the Triangle region has to offer.

PROPERTY HIGHLIGHTS

- No separate pass-through of property taxes or insurance.
- Tenant directly responsible for all utilities and maintenance, other than roof and structure.
- Durham Road averages 20,500 vehicles per day (NCDOT 2020).
- US 158 provides easy access to Oxford (30 minutes) and I-85 northbound (35 minutes).

PHOTOS



REGGIE OAKLEY

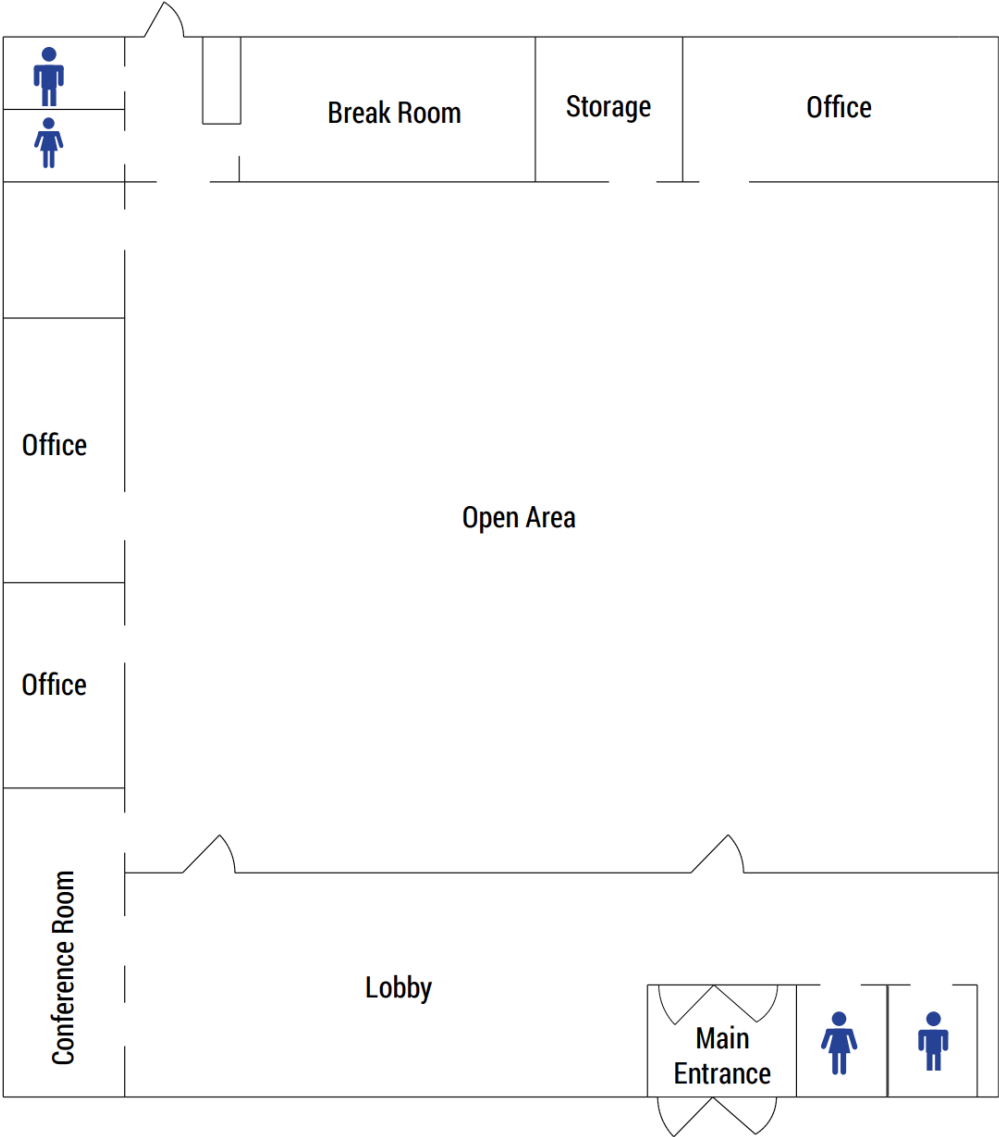
O: 919.287.3213

reggie.oakley@svn.com

145 WEEKS DRIVE | 145 Weeks Drive Roxboro, NC 27573



FLOOR PLANS (NOT TO SCALE)



REGGIE OAKLEY

O: 919.287.3213
reggie.oakley@svn.com

145 WEEKS DRIVE | 145 Weeks Drive Roxboro, NC 27573



PROXIMITY MAP



REGGIE OAKLEY
O: 919.287.3213
reggie.oakley@svn.com

145 WEEKS DRIVE | 145 Weeks Drive Roxboro, NC 27573

