

301 GOVERNMENT CENTER DRIVE

2,303 – 8,144 SF OFFICE SPACE FOR LEASE



Presented By:
Cape Fear Commercial
1051 Military Cutoff Rd | Suite 200
Wilmington, NC 28405
(p) 910.344.1000 (f) 910.344.1020



PROPERTY OVERVIEW

301 Government Center Dr.
Wilmington, NC

ADDRESS: 301 Government Center Drive
Wilmington, NC 28403
New Hanover County

AVAILABLE SF: Second Floor *Available Now!*
± 2,303 – 8,144 RSF

RATE: \$23.00/SF/Yr | Full Service

TI ALLOWANCE: Tenant upfit allowance available —
please inquire for more information

DESCRIPTION: ± 2,303 – 8,144 square feet of nicely appointed office space for lease at 301 Government Center Drive, a two-story office building in the Midtown submarket of Wilmington, North Carolina. Located on the second floor, the available space is currently one large unit that can be subdivided.

LOCATION: Conveniently located less than one mile from several of the area's major corridors, including South College Road, Market Street & Eastwood Road, the property is in close proximity of UNCW and other professional office buildings, as well as numerous retailers, restaurants and service providers. 301 Government Center Drive also boasts convenient access to Historic Downtown Wilmington, Wrightsville Beach and Wilmington International Airport (ILM).



For more information, please contact:

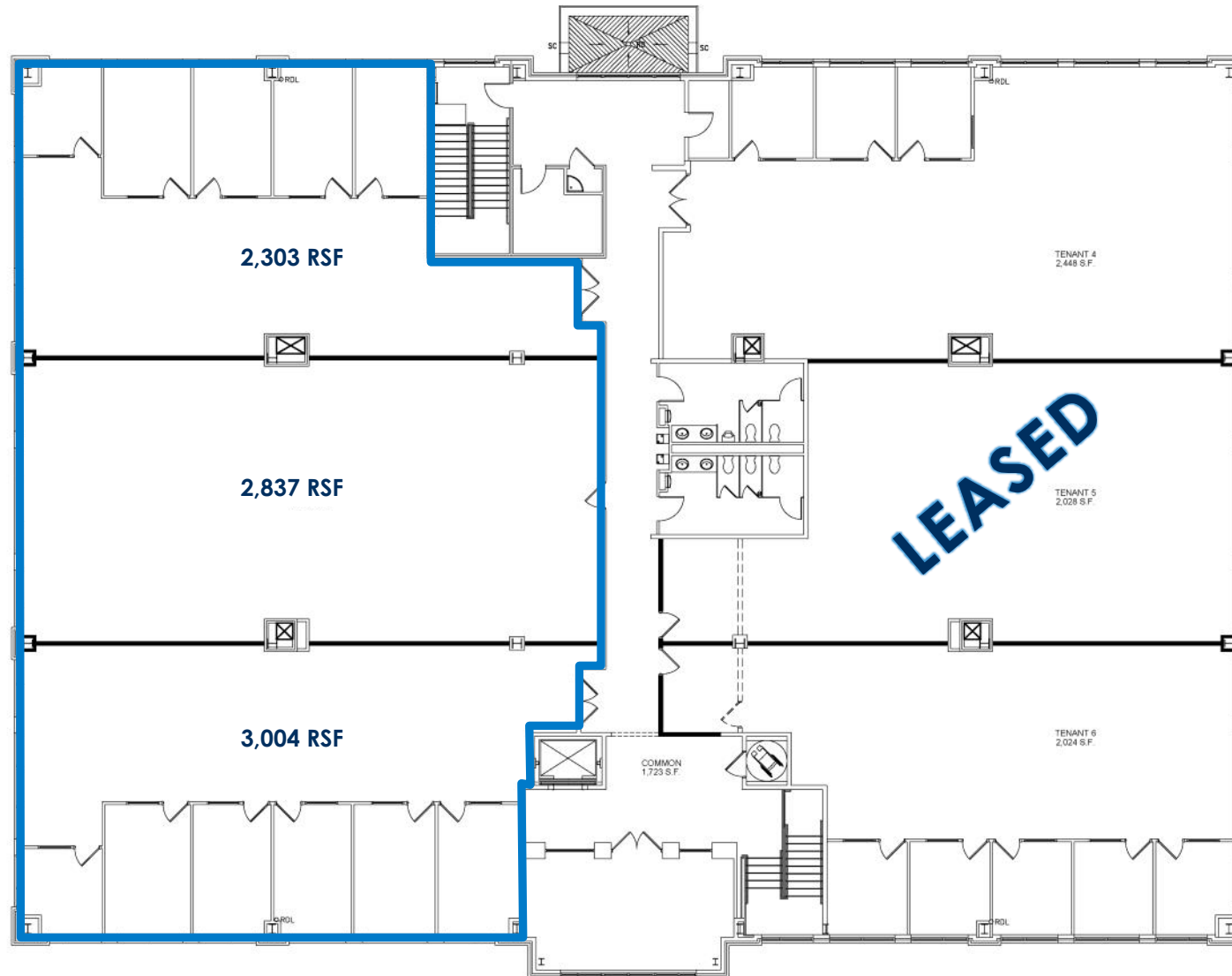
Lindsey Hess
910.344.1016 (direct)
910.508.4615 (mobile)
lindsey@capefearcommercial.com

Spruill Thompson
910.344.1012 (direct)
910.431.8280 (mobile)
spruill@capefearcommercial.com

 **Cape Fear
Commercial**
capefearcommercial.com

FLOOR PLAN — 2ND FLOOR

301 Government Center Dr.
Wilmington, NC



For more information, please contact:

Lindsey Hess

910.344.1016 (direct)

910.508.4615 (mobile)

lindsey@capefearcommercial.com

Spruill Thompson

910.344.1012 (direct)

910.431.8280 (mobile)

spruill@capefearcommercial.com



capefearcommercial.com

PROPERTY PHOTOS — 2ND FLOOR

301 Government Center Dr.
Wilmington, NC



For more information, please contact:

Lindsey Hess

910.344.1016 (direct)

910.508.4615 (mobile)

lindsey@capefearcommercial.com

Spruill Thompson

910.344.1012 (direct)

910.431.8280 (mobile)

spruill@capefearcommercial.com





For more information, please contact:

Lindsey Hess

910.344.1016 (direct)

910.508.4615 (mobile)

lindsey@capefearcommercial.com

Spruill Thompson

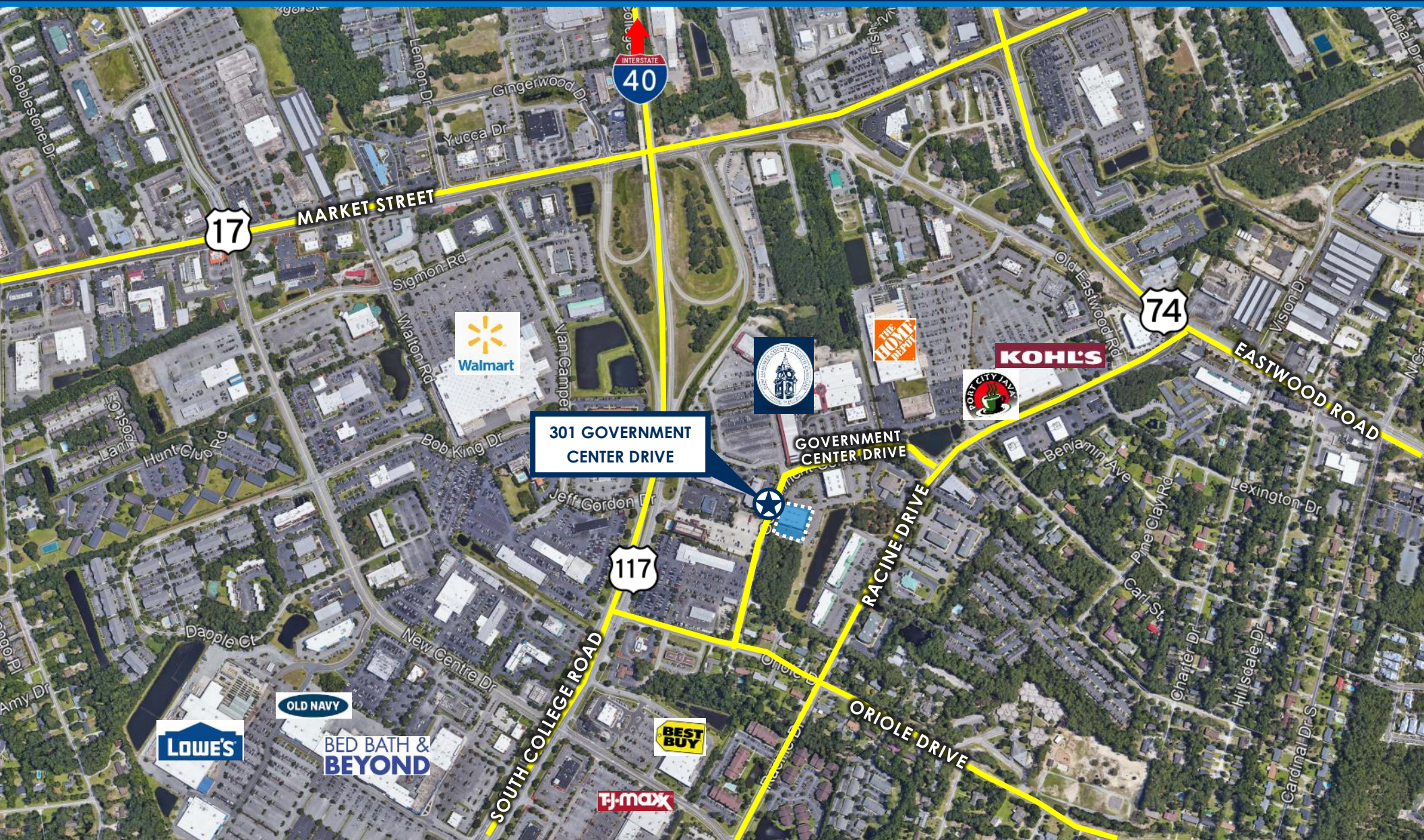
910.344.1012 (direct)

910.431.8280 (mobile)

spruill@capefearcommercial.com

LOCATION AERIAL

301 Government Center Dr.
Wilmington, NC



For more information, please contact:

Lindsey Hess

910.344.1016 (direct)

910.508.4615 (mobile)

lindsey@capefearcommercial.com

Spruill Thompson

910.344.1012 (direct)

910.431.8280 (mobile)

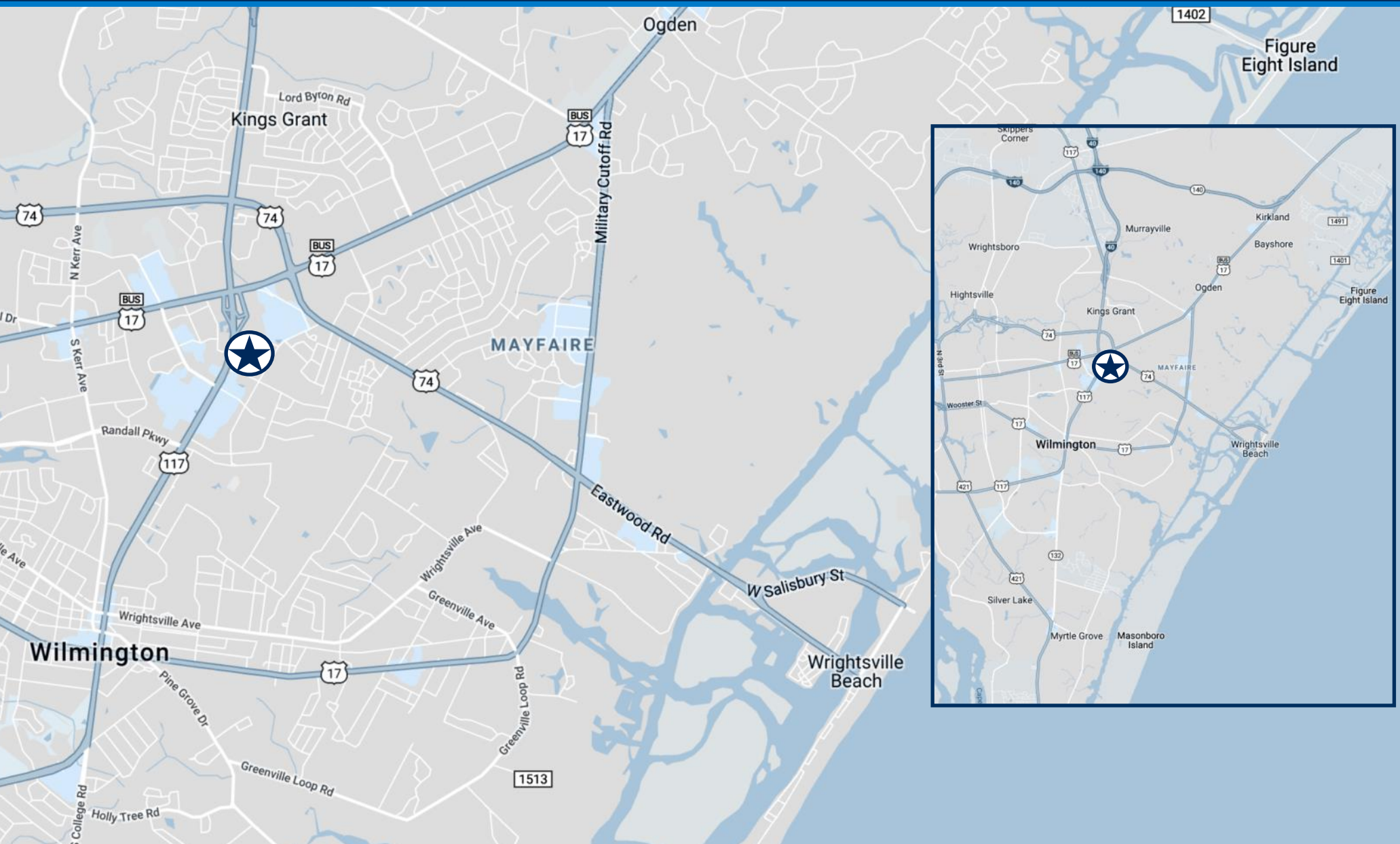
spruill@capefearcommercial.com



capefearcommercial.com

LOCATION MAP

301 Government Center Dr.
Wilmington, NC



For more information, please contact:

Lindsey Hess

910.344.1016 (direct)
910.508.4615 (mobile)
lindsey@capefearcommercial.com

Spruill Thompson

910.344.1012 (direct)
910.431.8280 (mobile)
spruill@capefearcommercial.com