# 135,822 TOTAL SF

• OPTIMAL LOCATION IMMEDIATELY ADJACENT TO THE PIEDMONT TRIAD INTERNATIONAL AIRPORT

• SIGNIFICANT POWER

# FOR LEASE 719 NORTH REGIONAL ROAD GREENSBORO, NC 27409





### 719 NORTH REGIONAL ROAD

GREENSBORO, NC 27409







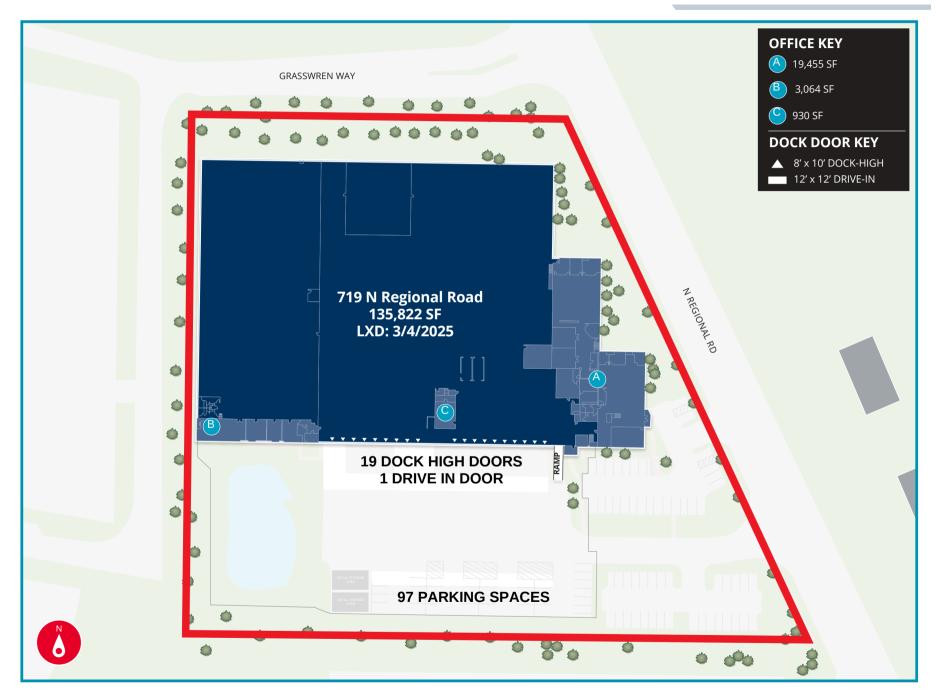
Address	719 North Regional Road
City/State/Zip	Greensboro, NC 27409
County/Tax Parcel #	Guilford/97694
Site Acreage	6.8 AC
SIZE & BASIC FEATURES	
Total SF	135,822 SF
Original SF	96,110 SF
Expansion SF	39,710 SF
Clear Height	26'
Year Built/Expanded	2000/2020
Office SF	23,449 SF
Auto Parking	97 Spaces
Basic Construction	Concrete Tilt-Wall
LOADING	
Loading	Side
Dock High Doors	19
Drive-In Doors	1
Truck Court Depth	150'
FIRE, ELECTRICAL, LIGHT	ING
Fire Protection	ESFR
Warehouse Lighting	T-8/LED
Electrical Power	Manufacturing Grade; 2 Services;
	3-phase 277/480v
	Duke Energy (2 MDP's totaling 4,200 amps @ 480 volts w/ multiple sub-panels)
ROOF INFORMATION	

Roof Type Roof Installed Roof Warranty Standing Seam Metal (Original) and TPO (Expansion) 2000 & 2020 TPO-3/9/2035

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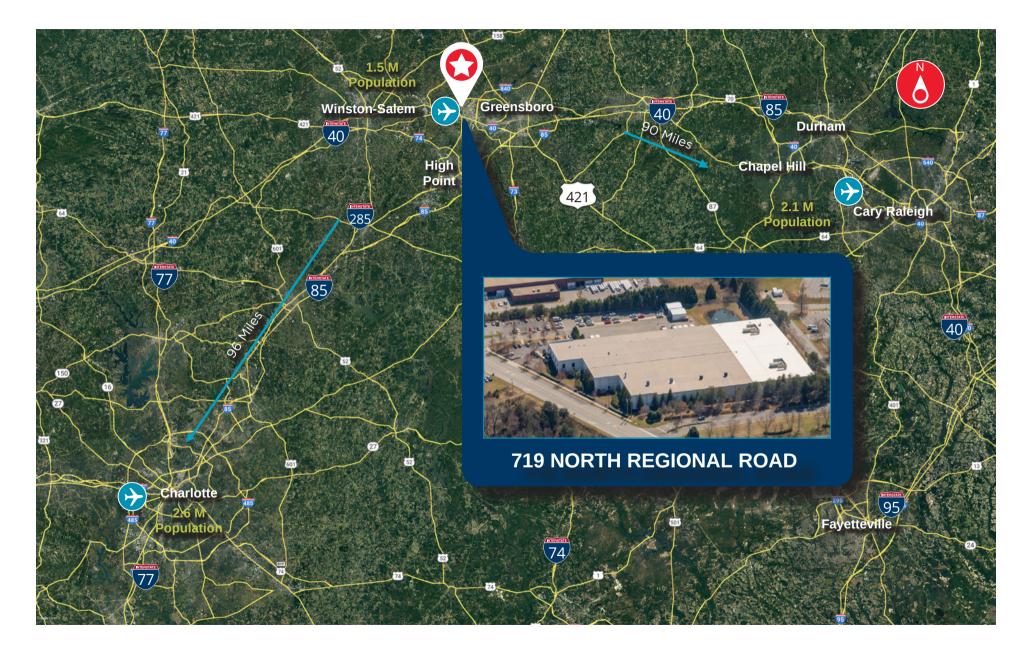




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GREENSBORO, NC 27409





#### **719 NORTH REGIONAL ROAD** GREENSBORD, NC 27409

CUSHMAN & WAKEFIELD

POLO RALPH LAUREN GILBARCO FASTENAL MADA 85 73 FedEx HondaJet cessna Harris Teet 840 PTI Schneider HAECO HH TRUIST Forward BOOM CAMCO **MARSHALL** 1 APPLEAROCK Spectrum marketamerica SHOP COM 719 North Regional Road 68

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