BULL RIDGE II

1160 Pleasant Ridge Road
Greensboro, NC 27409

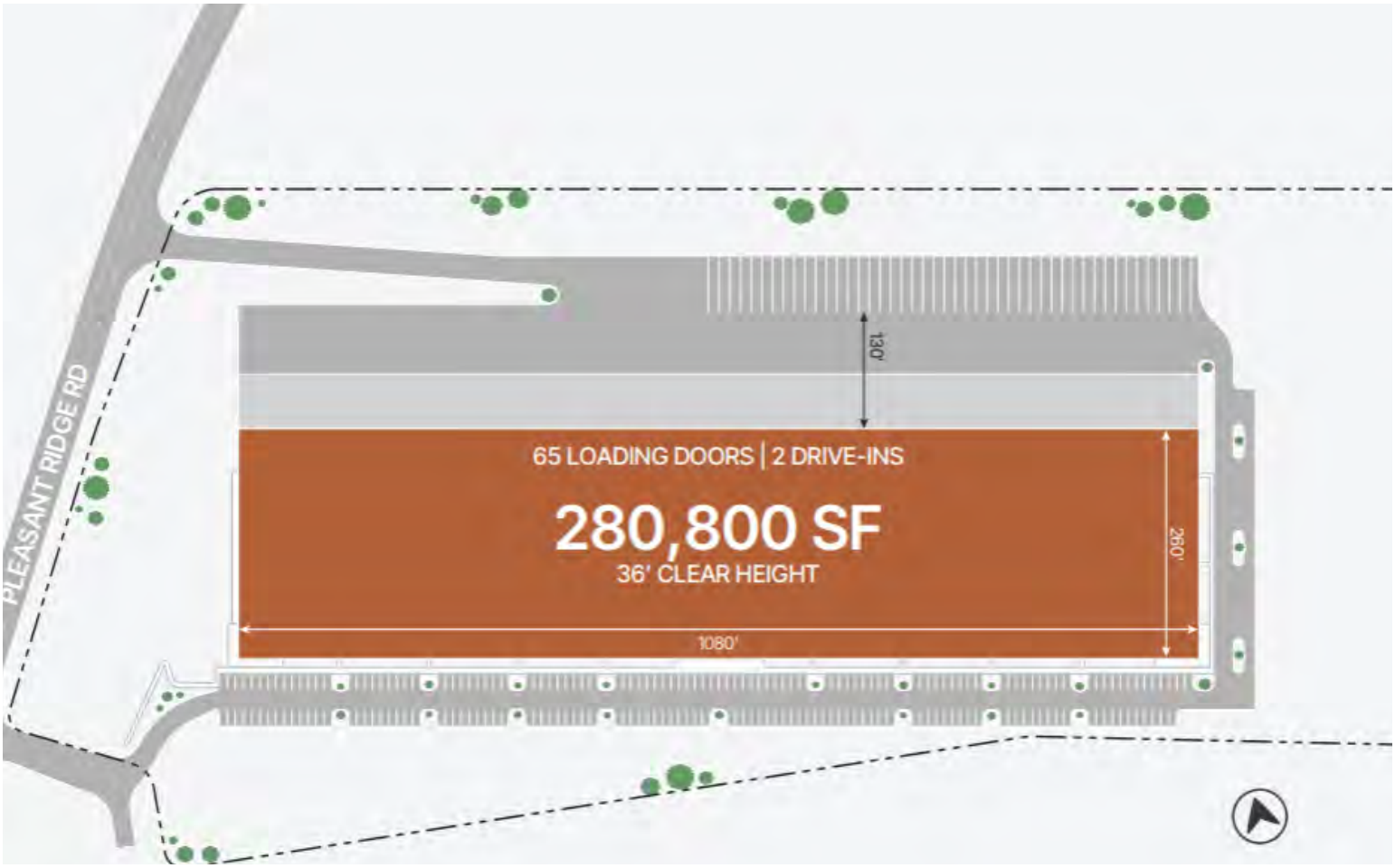


FOR LEASE

±280,800 SF

LINK

LEASED BY CUSHMAN & WAKEFIELD

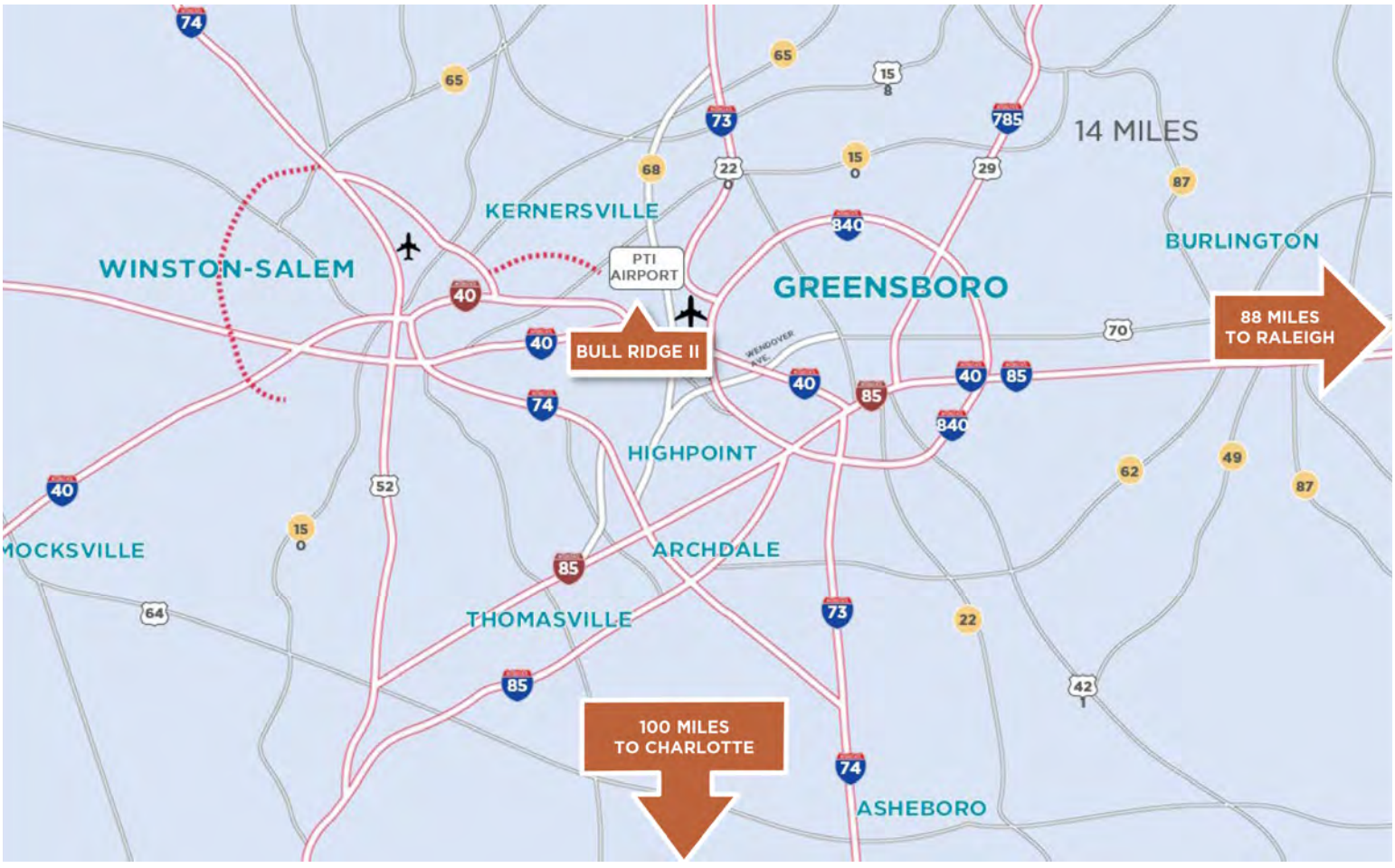


AVAILABLE

Available SF:	±280,800 SF	**Dock Doors:**	Sixty-Five (65) 9' x 10'
Office SF:	Per Tenant's Specs	**Drive-In Door:**	Two (2) 12' x 14'
Roofing:	R-20 Insulation 60 mil TPO membrane	**Dock Equipment:**	40,000 lb. mechanical dock levelers at every other dock opening
Column Spacing:	50' x 54' W/60' Speed Bay	**Truck Court Depth:**	130'
Clear Height:	36'	**Trailer Parking:**	Forty-Six (46) Spaces
Lighting:	LED	**Auto Parking:**	Two Hundred-Two (202) Spaces
Sprinkler:	ESFR (K22)	**Electrical:**	2,000 Amp panel; ability to upgrade service per tenant specs
Site:	23.62 Acres	**Construction Type:**	Concrete tilt-up
HVAC	Gas fired unit heaters	**Building Dimensions:**	260' x 1,080'
Floor:	Slab on Grade - 7" unreinforced 4,000 PSI		


1160 PLEASANT RIDGE
PLEASANT RIDGE ROAD
1150 PLEASANT RIDGE
FULLY LEASED


BULL RIDGE II
PTI
PIEDMONT TRIAD INTERNATIONAL AIRPORT
INTERSTATE
40
68
INTERSTATE
73


14 MILES
KERNERSVILLE
WINSTON-SALEM
PTI AIRPORT
GREENSBORO
BURLINGTON
BULL RIDGE II
88 MILES TO RALEIGH
HIGHPOINT
ARCHDALE
THOMASVILLE
100 MILES TO CHARLOTTE
ASHEBORO

CONTACT INFORMATION

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