

FOR SALE OR LEASE

I-40/85 @410 East Interstate Service Road
Graham, NC



**Call Jeff Smith
today
for
more information**

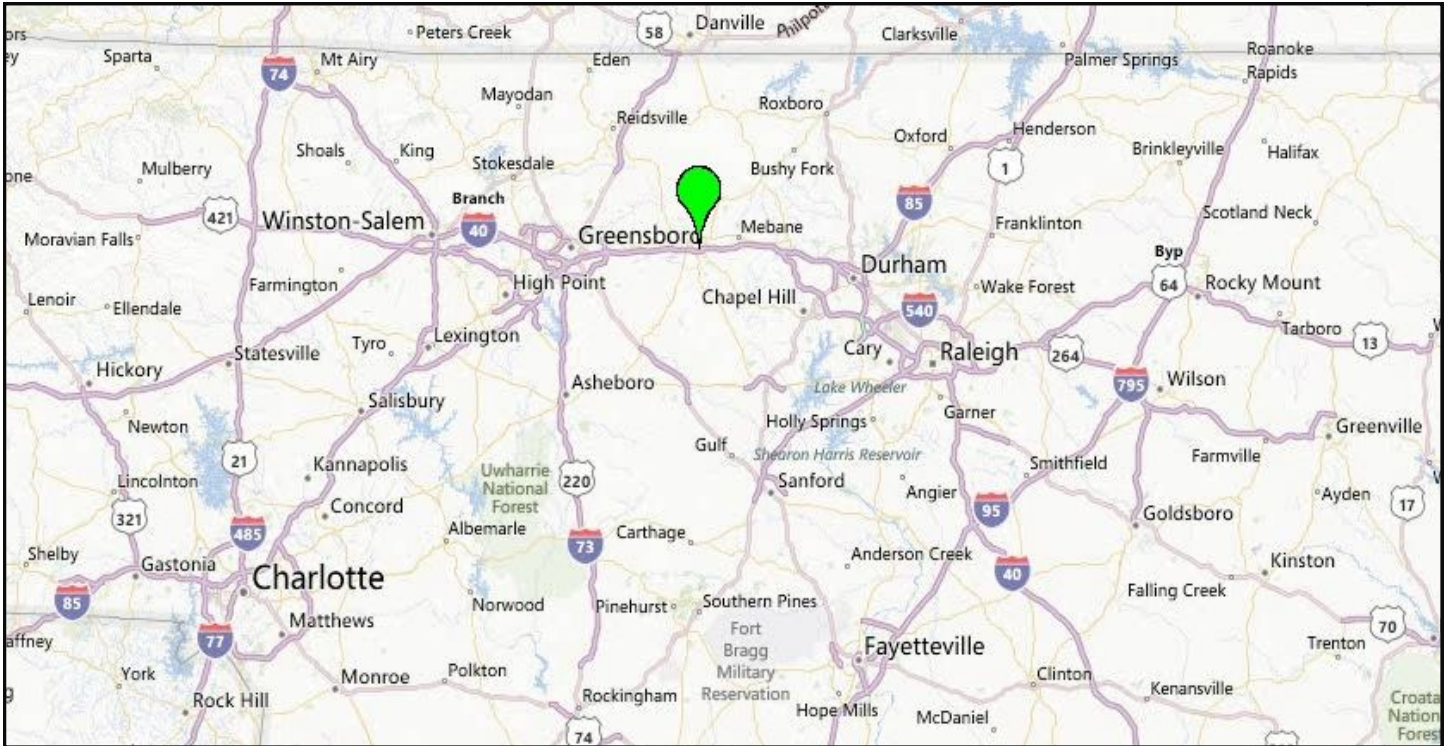
336-214-0900



- Convenient to I-40/85 , NC Hwy 87 & NC Hwy 54
- Approx. access time of 2 minutes from interstate
- Office Space (5000 SF), Shop Space (5000 SF) & Warehouse Space (56000 SF)
- For Sale or Lease—All or Partial
- Zoned I-2 on 8+/- Acres
- 6 roll-up dock doors in Warehouse
- 1 (12') roll-up drive-in door in Warehouse
- 1 loading dock door (8' wide x 14' high)
- 4 (18') roll-up doors in Shop
- Warehouse clear ceiling height of 13'

www.richardjonesrealestate.com

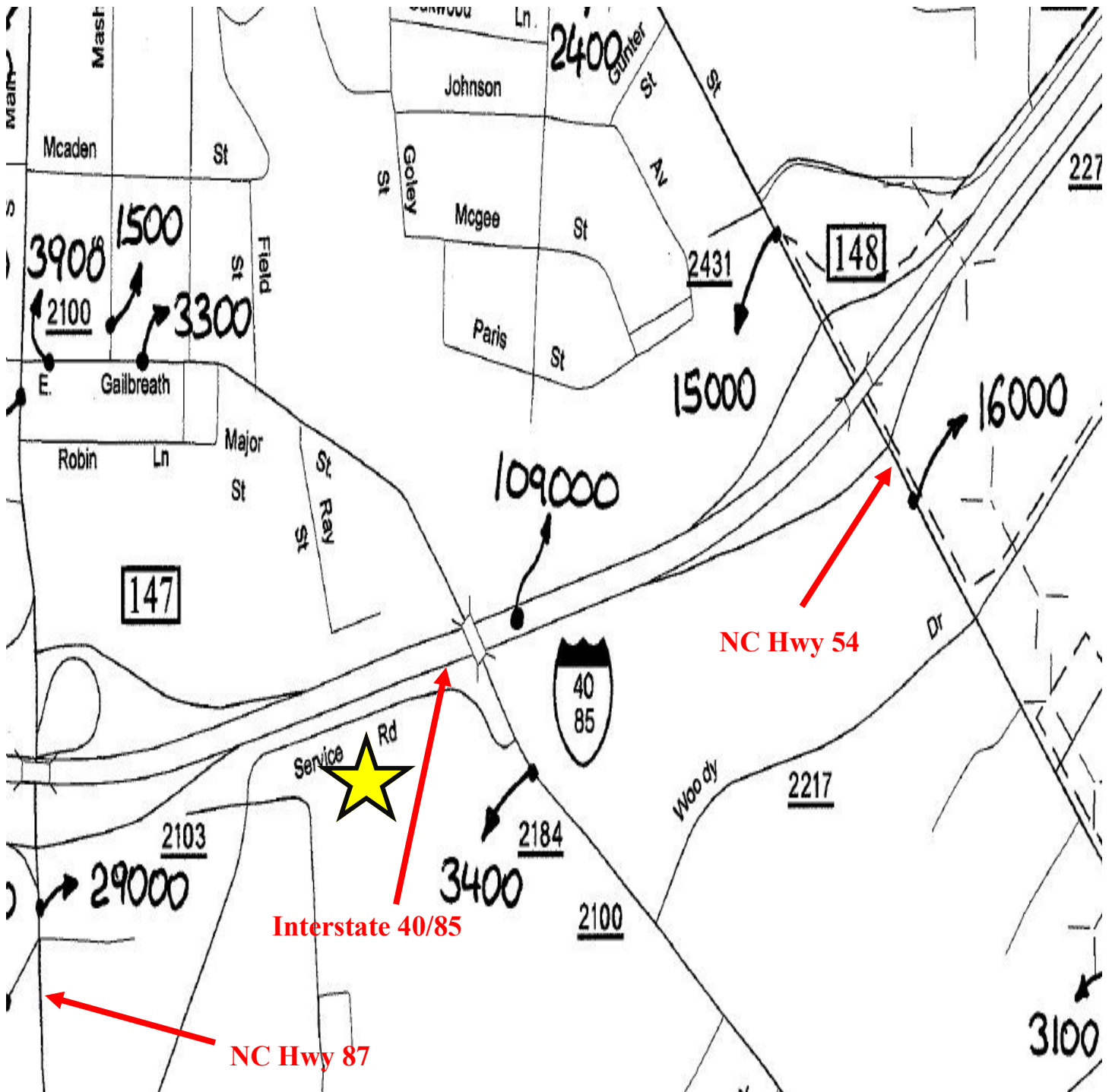
Area Map



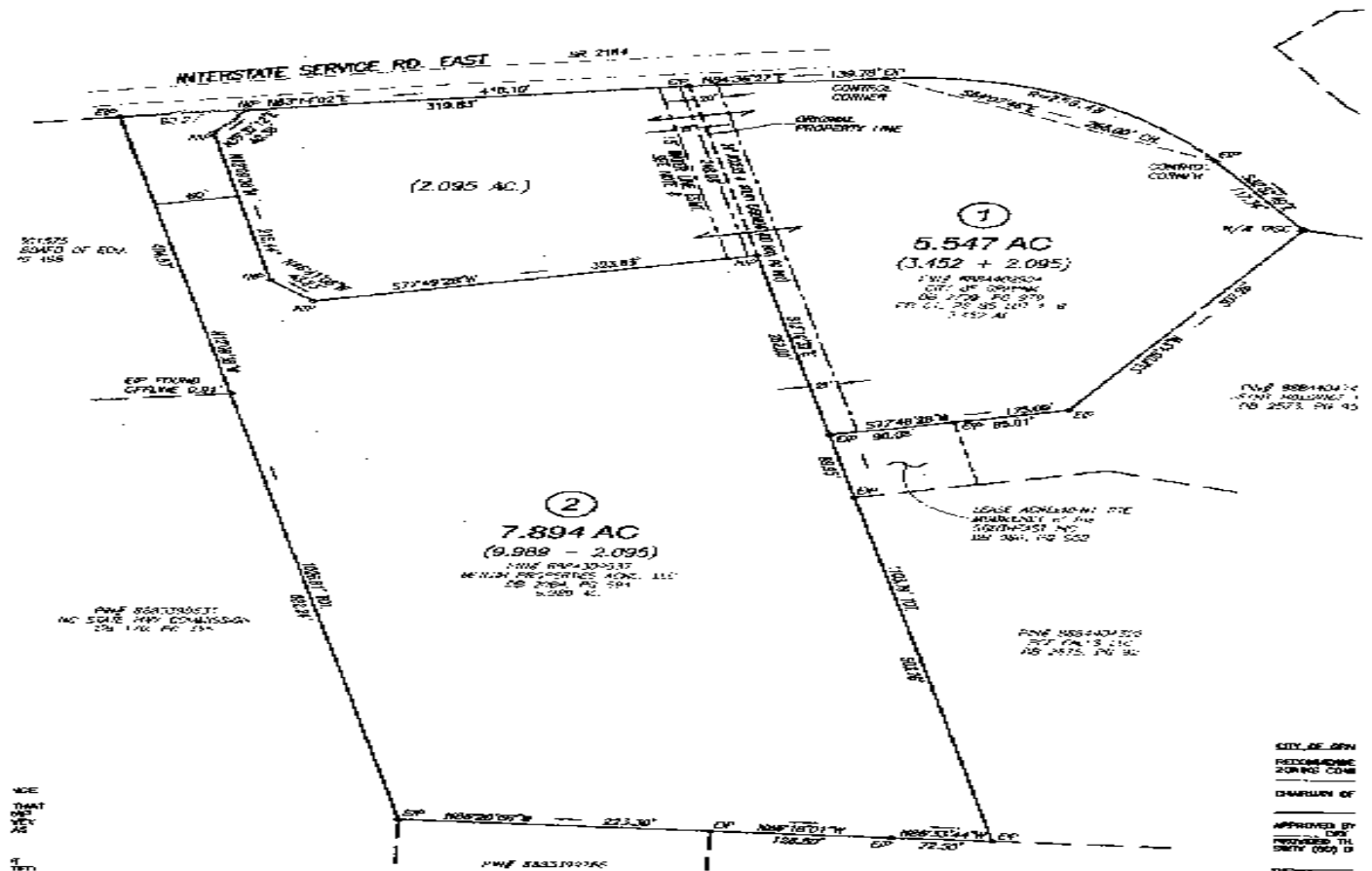
Location Map



2013 AADT



Plat



Zoning Map





Office Entrance



**View of Office & Warehouse
from Employee Parking Lot**



**Panoramic view of Office
Reception Area**

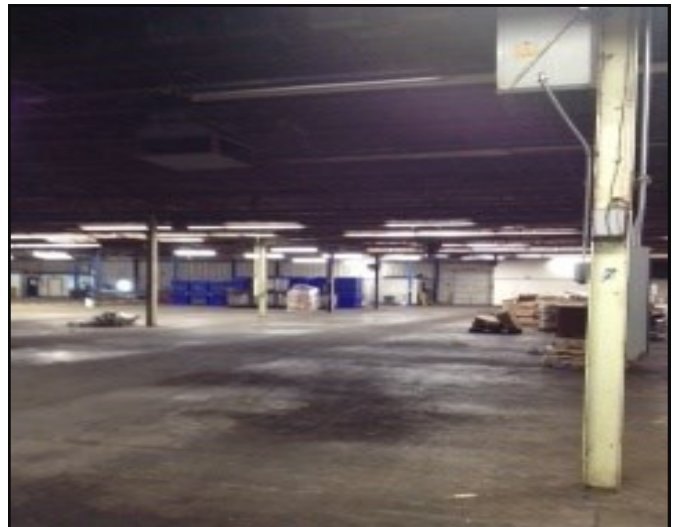
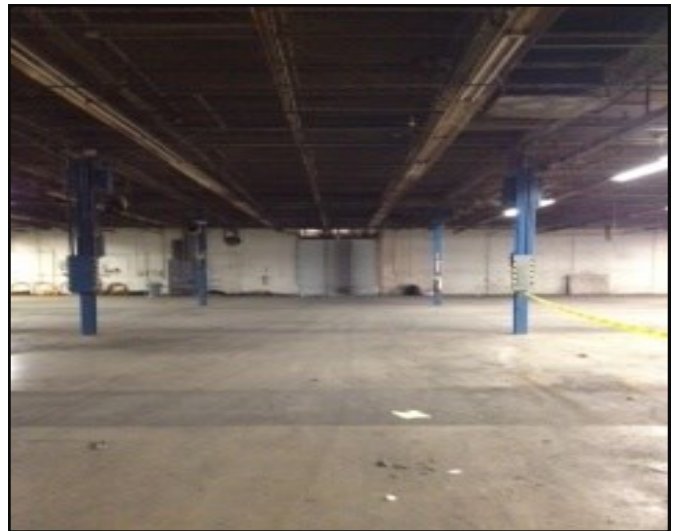


**View of Warehouse from
Main Entrance to property**

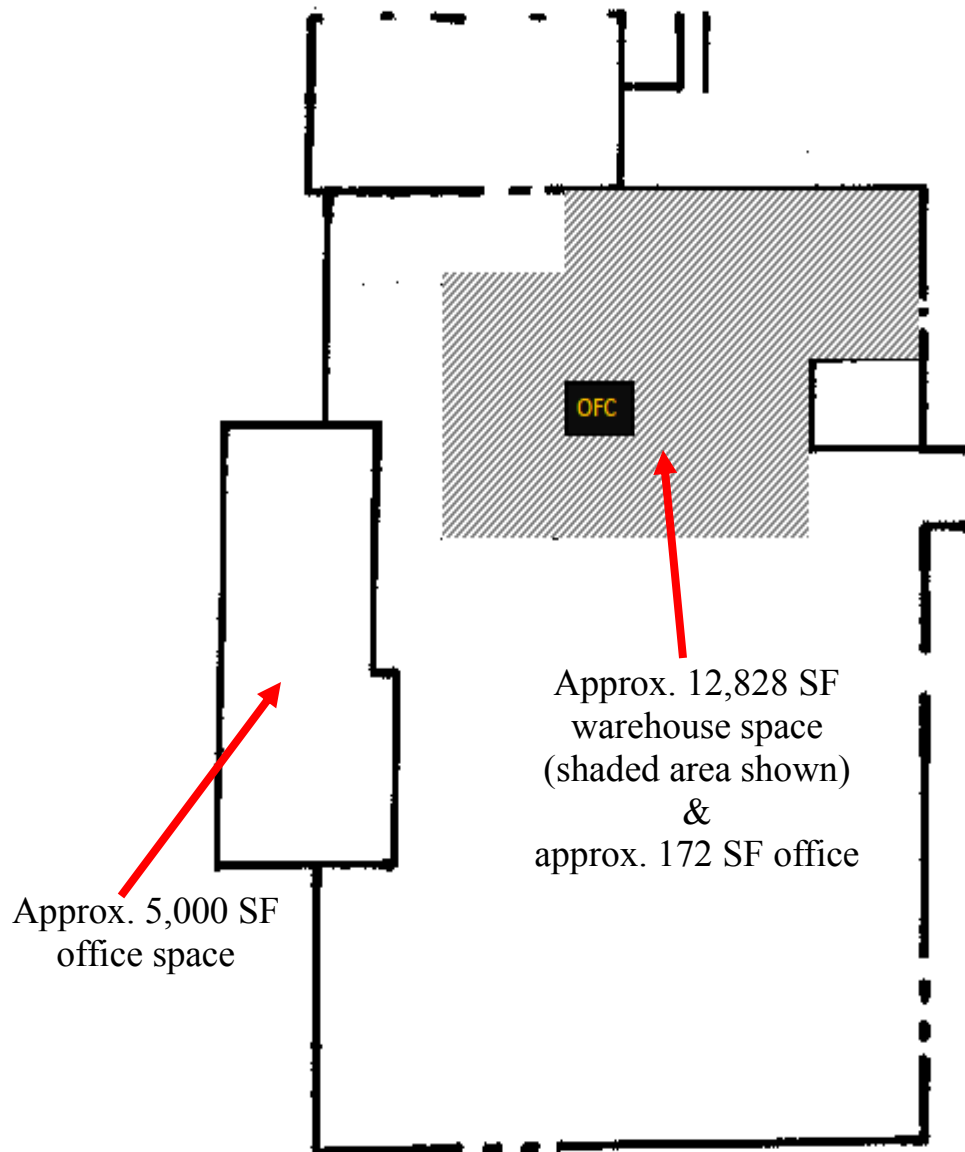


Shop (located in back)

Interior Views of Warehouse



Available Warehouse & Office Space for Lease



*Disclaimer: Drawing is not to scale

Office Floor Plan

