

460 HAY STREET
FAYETTEVILLE, NC 28301

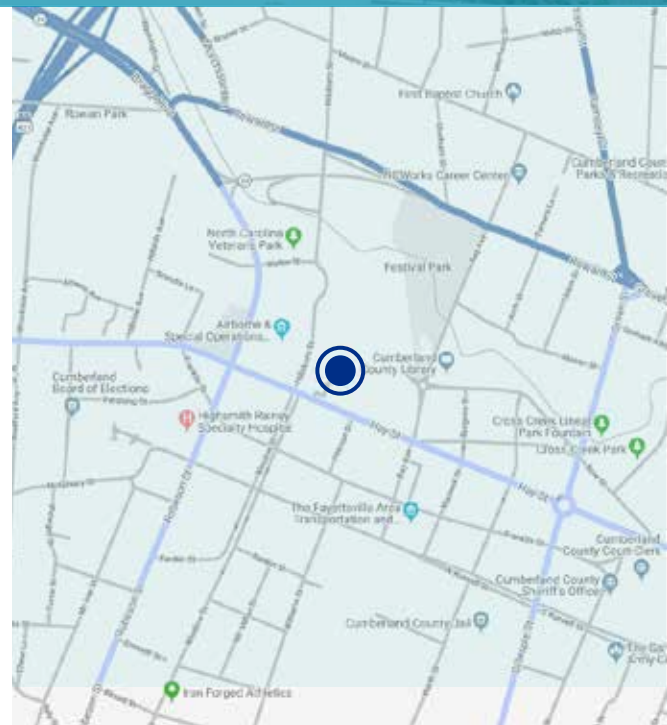


ABOUT THE PROPERTY

- Retail spaces for lease at a “home-run” location
- Building under construction, October 2020 delivery
- Parking available on the street and in the parking deck
- Located in the heart of Downtown Fayetteville
- Adjacent to the new Segra Baseball Stadium
- Lease Rate: \$25.00 - \$28.00/SF, NNN

AVAILABILITY

- Suite A: 1,316 SF (approximate)
- Suite B: 1,865 SF (approximate)
- Suite C: 2,414 SF (approximate)
- Prince Charles: 1,940 SF (approximate)



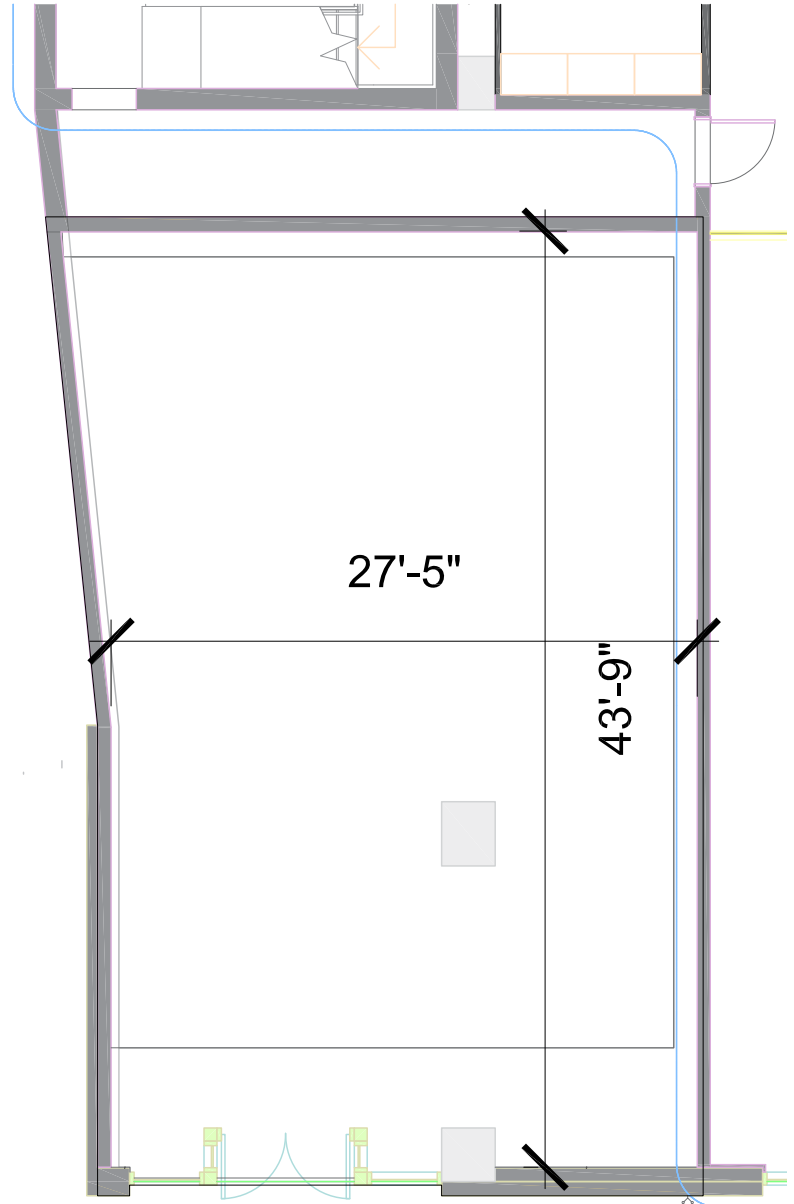
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SUITE A

- Approximately 1,316 SF
- Facing Hay Street



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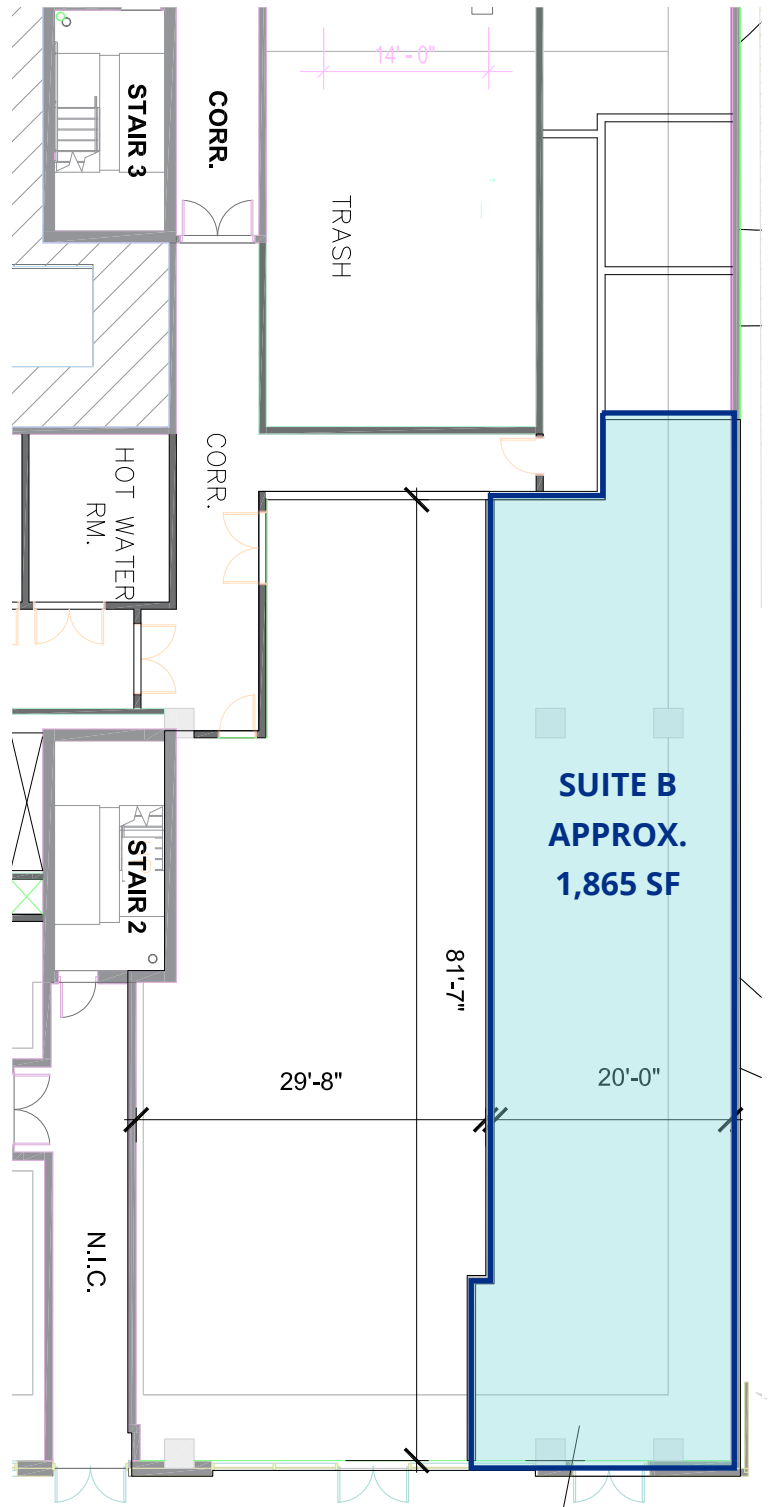
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SUITE B

- Approximately 1,865 SF
- Just outside of the baseball stadium
- Adjacent to a future restaurant/bar
- Shared patio available

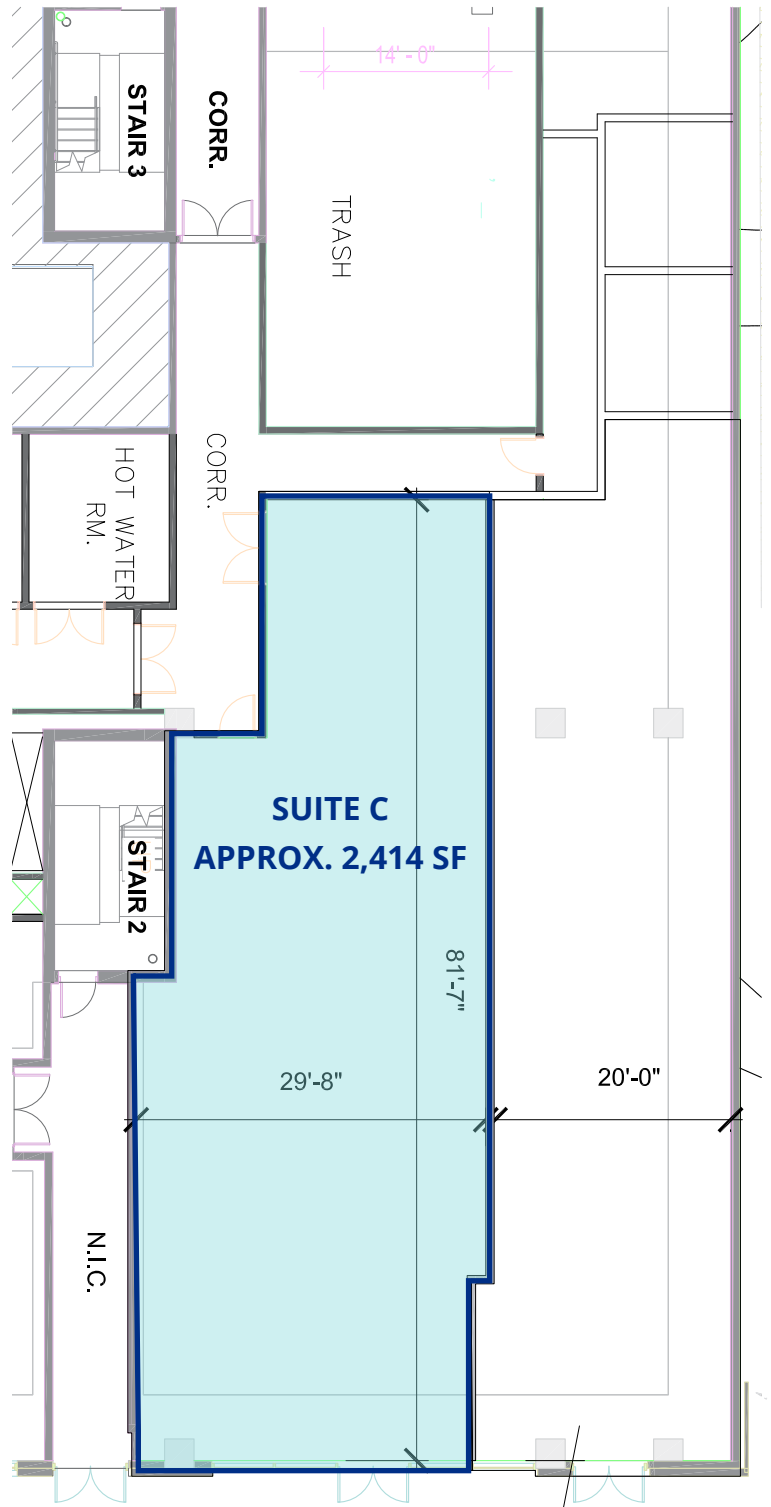


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SUITE C

- Approximately 2,414 SF
- Just outside of the baseball stadium
- Adjacent to a future restaurant/bar
- Shared patio available



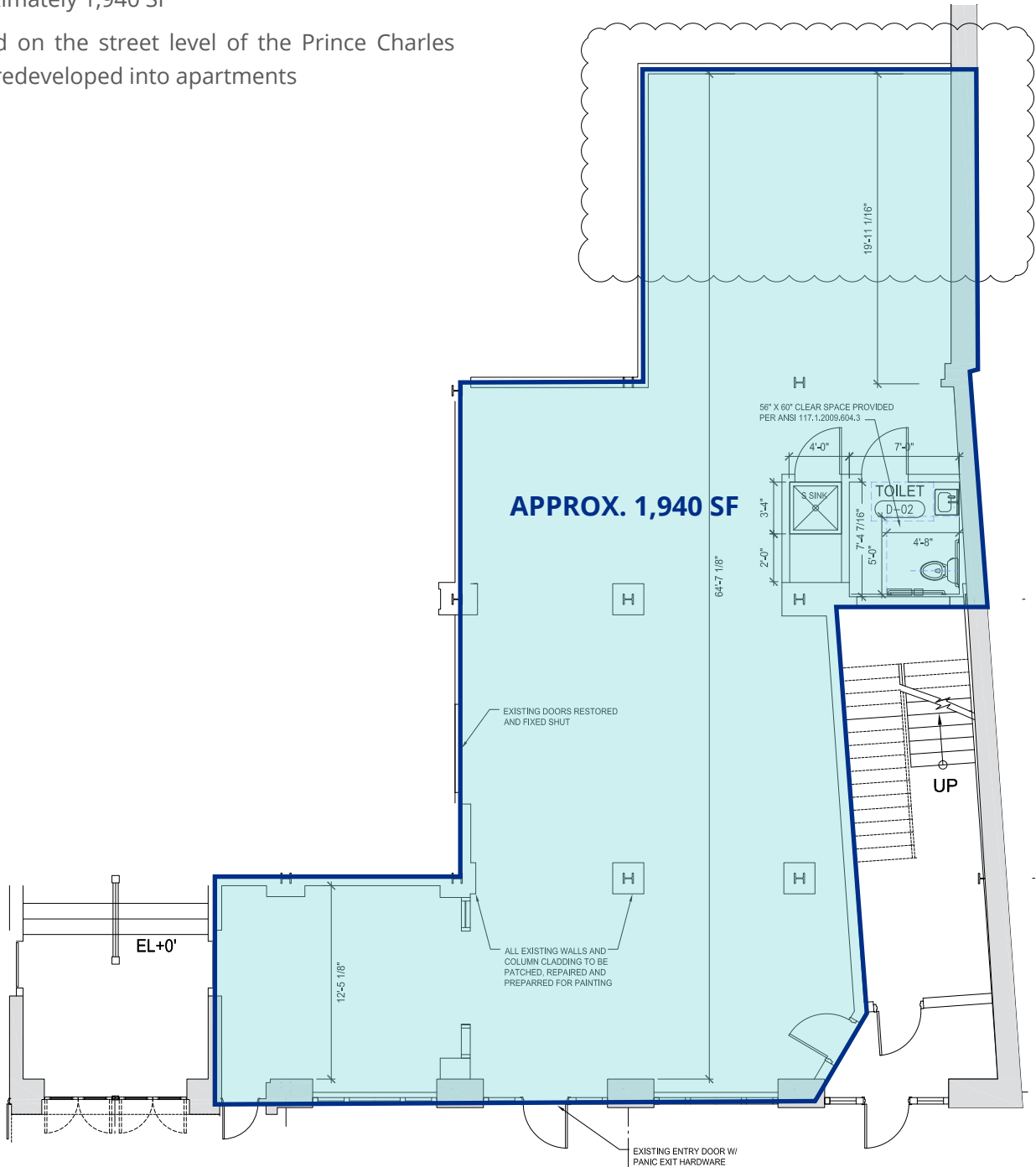
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PRINCE CHARLES - 450 HAY STREET

- Approximately 1,940 SF
- Located on the street level of the Prince Charles Hotel, redeveloped into apartments



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ABOUT HAY STREET REDEVELOPMENT

- \$125 million master development mixed-use project
- 100,000 SF of office space above the city parking garage
- 120-room Hyatt Place Hotel above the city parking garage
- Prince Charles Hotel redeveloped into 59 apartments
- \$40 million baseball stadium, seating 5,300 people, and public plaza
- \$17 million parking garage



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