



brand new construction
2nd quarter 2020

location

Located just off I-40 near the intersection of Jones Sausage Road near the newly planned Amazon Distribution Center

availability

+/- 5,000 SF / 10,000 SF / 20,000 SF

rate

\$15.00 PSF NNN

zoning

Zoned IX-3

site specifications

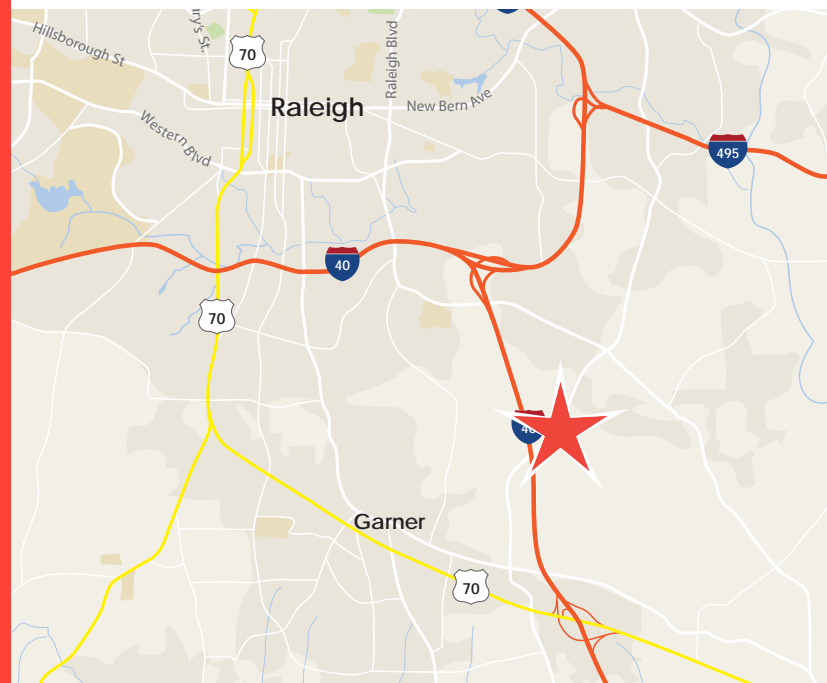
- +/- 2.37 Total Acres available
- Utilities: City Water and Sewer
- 97,000 vehicles per day
- Park tenants include Sunbelt, Roofers Supply of Greenville, H & E Equipment, and Petram Measurements
- Major neighboring industrial include Gregory Poole Caterpillar, Pepsi Bottling, United Rental, FleetPride, and the future Amazon Distribution Center
- Major neighborhood retail includes Burger King, Bojangles, Smithfield's, and Wilco Hess

FOR LEASING INFO, PLEASE CONTACT:

TAD THORNHILL

direct 919 645 2767

tadthornhill@yorkproperties.com

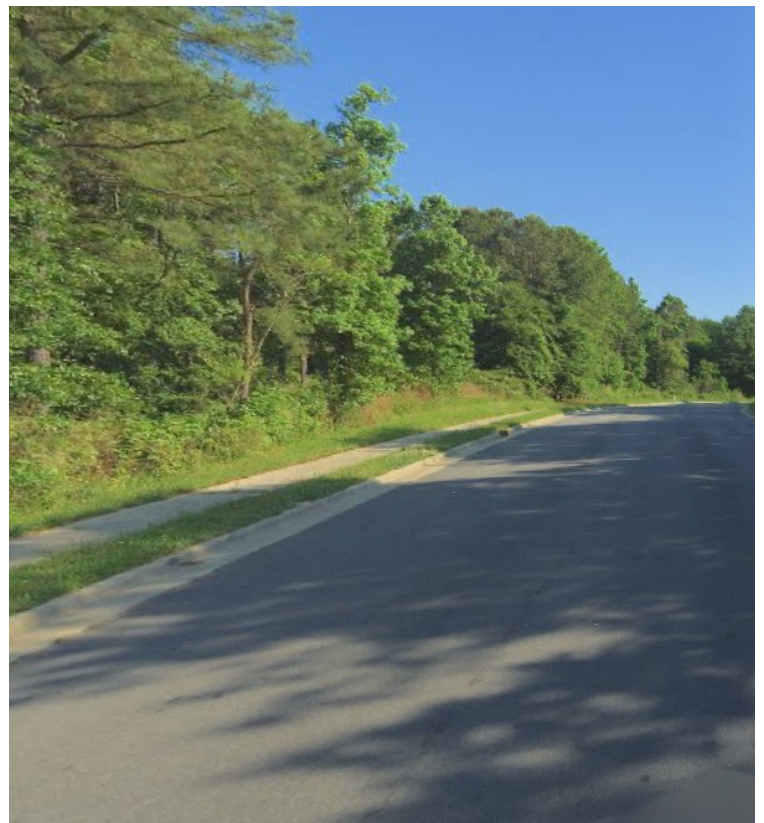
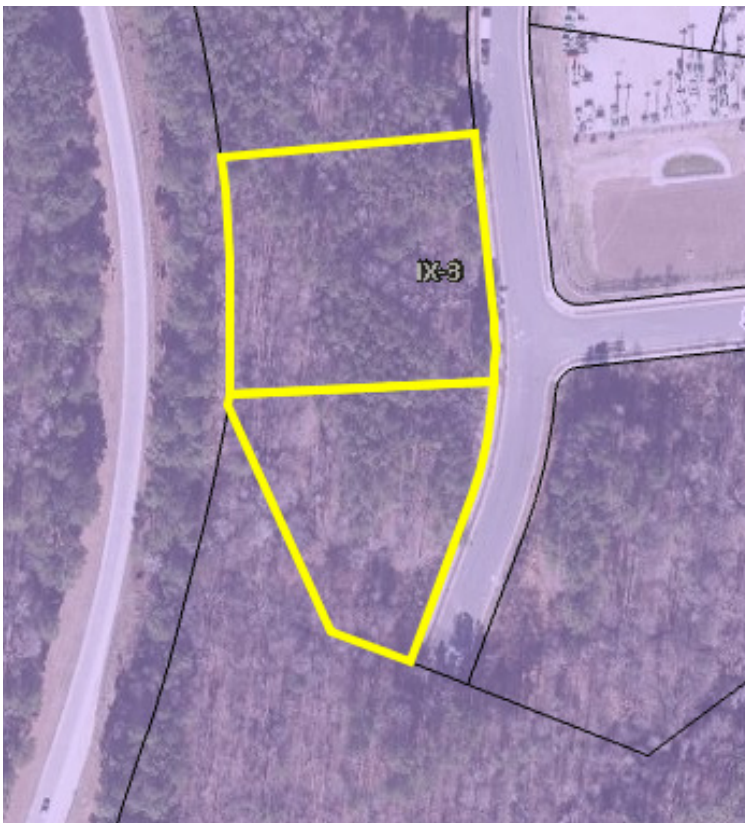




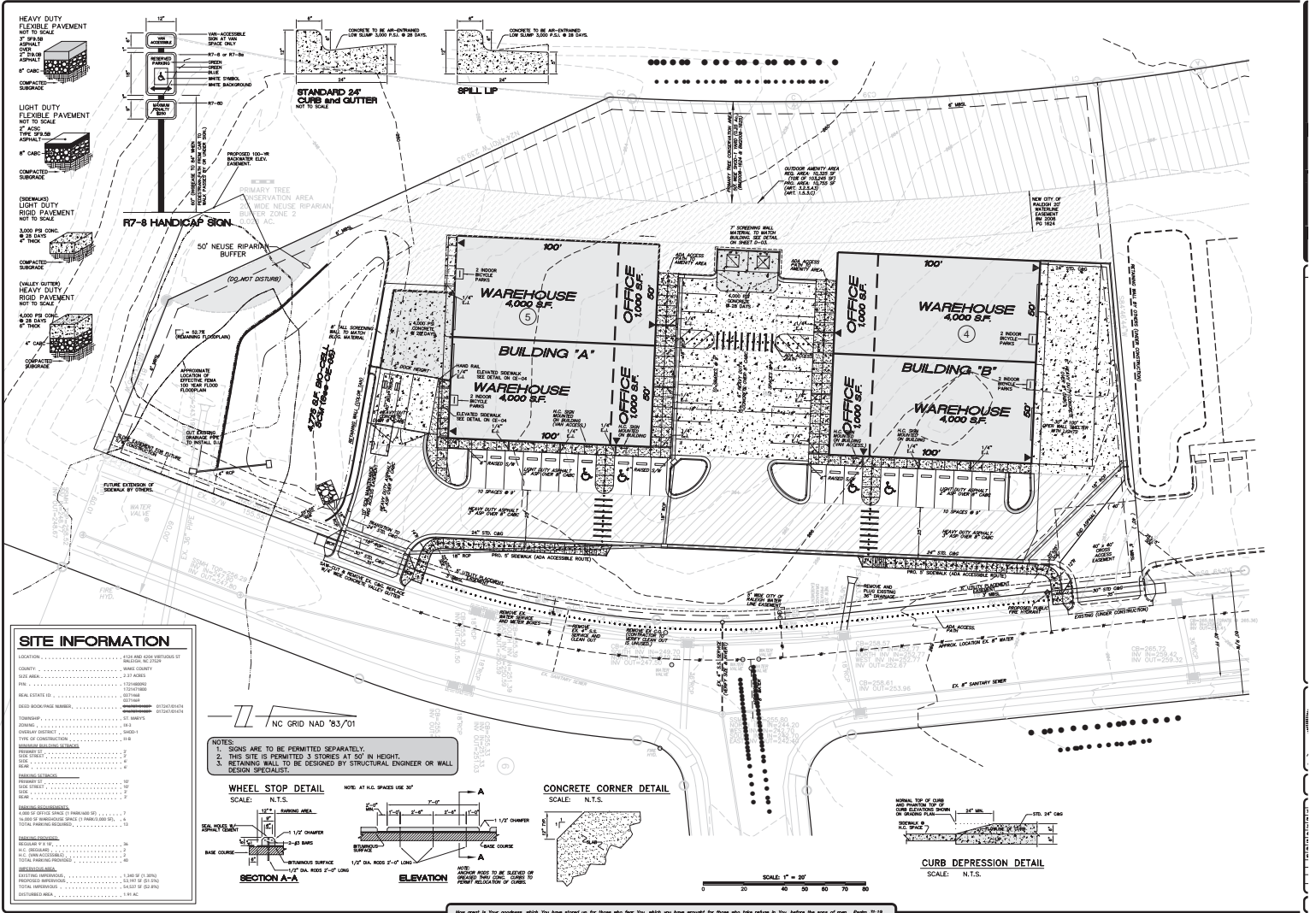


zoning map

street view



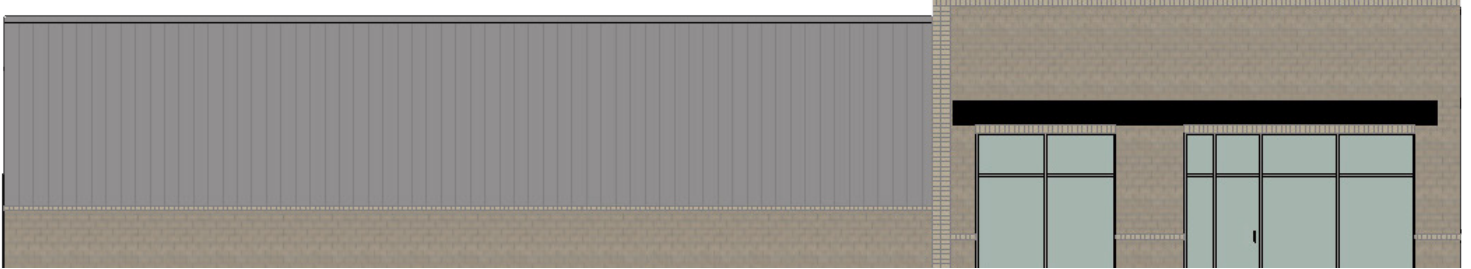
site plan



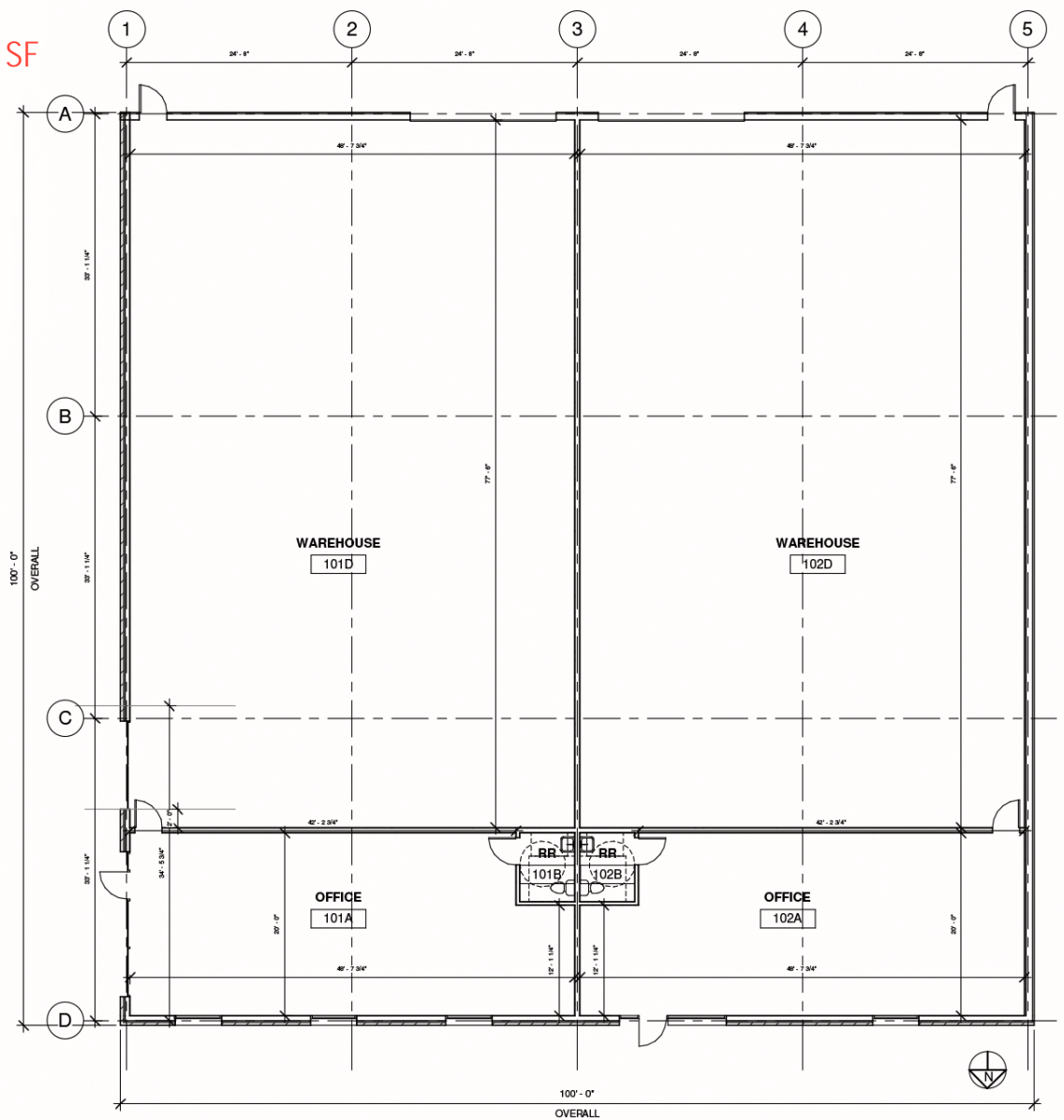
2018 demographics

	1 mile	3 miles	5 miles
Population	1,482	51,084	123,297
Average HH Income	\$69,010	\$67,299	\$66,233
Households	548	18,210	44,672
Daytime Population	1,709	13,192	63,469

front elevation
rendering



building a
+/- 5,000 - 10,000 SF



5 BUILDING A - FLOOR PLAN
1/8" = 1'-0"