



TRADEMARK
PROPERTIES

8,437 - 13,200 SF
INDUSTRIAL SPACE FOR LEASE

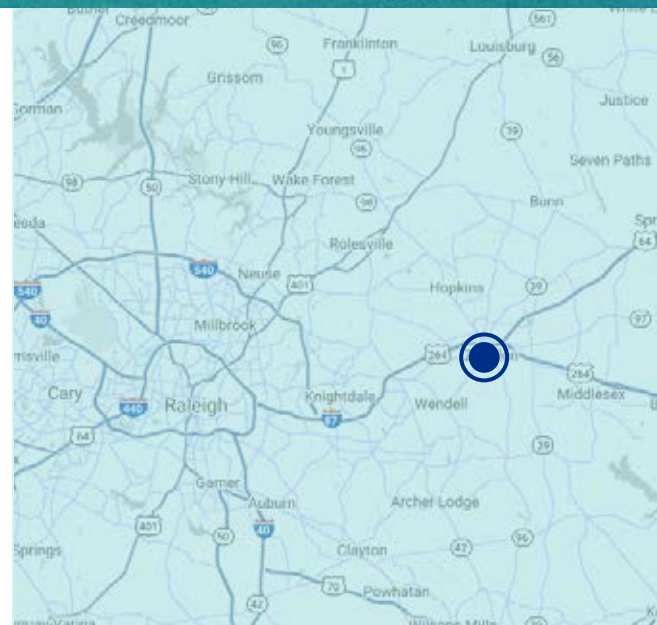
501
INDUSTRIAL
CENTER

MACK TODD ROAD
ZEBULON, NC 27597



OVERVIEW OF THE SPACE

- 88,200 SF industrial building
- Great access to US-264/I-87 and 17 minutes to I-540
- 13,200 SF industrial space - *available now*
- 8,437 SF office space - *available now*
- Property has multiple docks and drive-in doors, as well as a fenced truck court and yard storage



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AREA HIGHLIGHTS

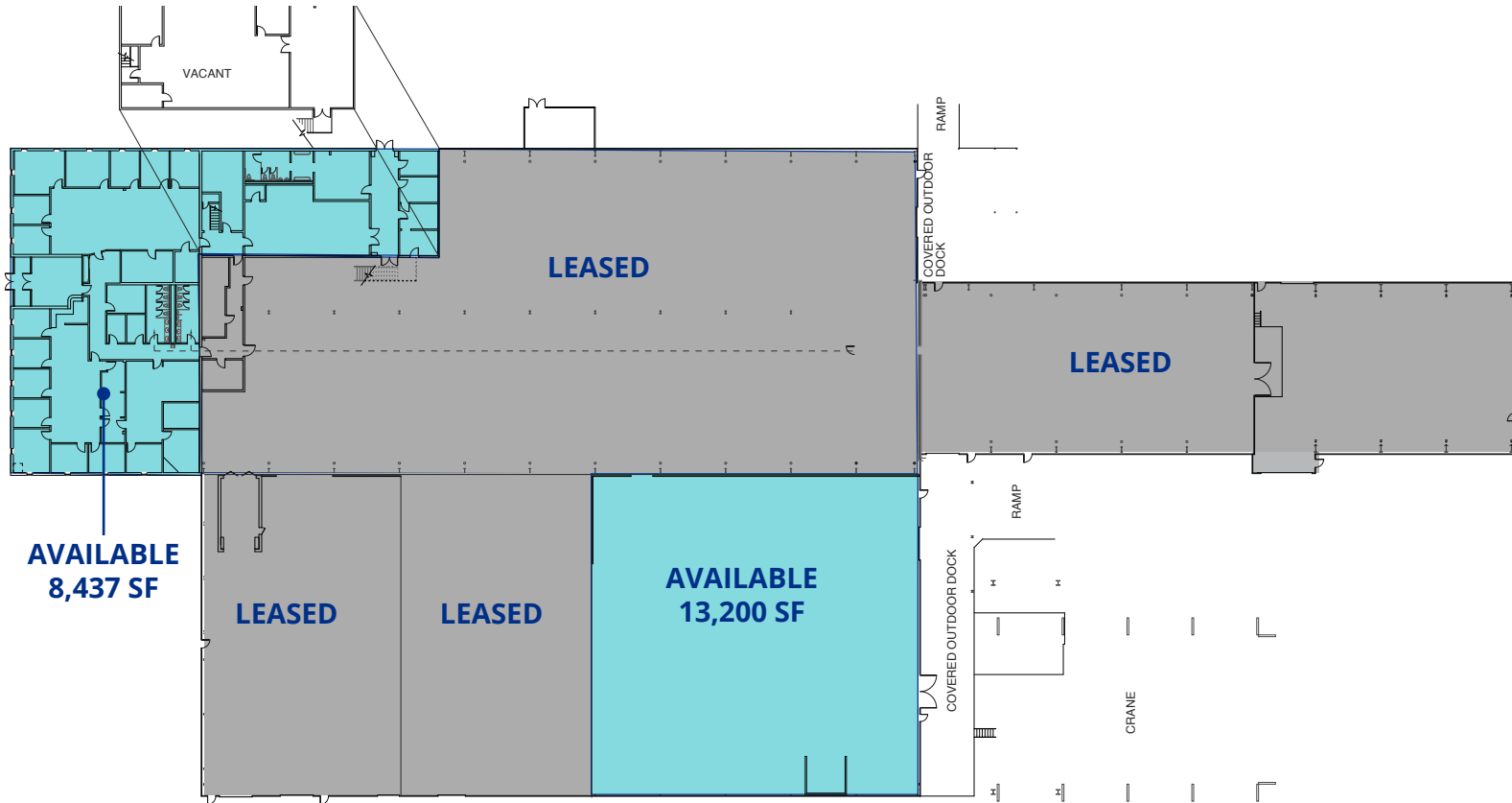
- Located in eastern Wake County in the Town of Zebulon
- 1.4 miles from US-264/I-87 and 17 minutes to I-540
- Wake County continues to grow and migrate east
- Within walking distance of Downtown Zebulon with many retail and dining options
- When upgraded, future I-87 will provide expedient interstate travel to I-95 from Raleigh

**LEASE
RATE**
\$6.00/SF
Modified Gross

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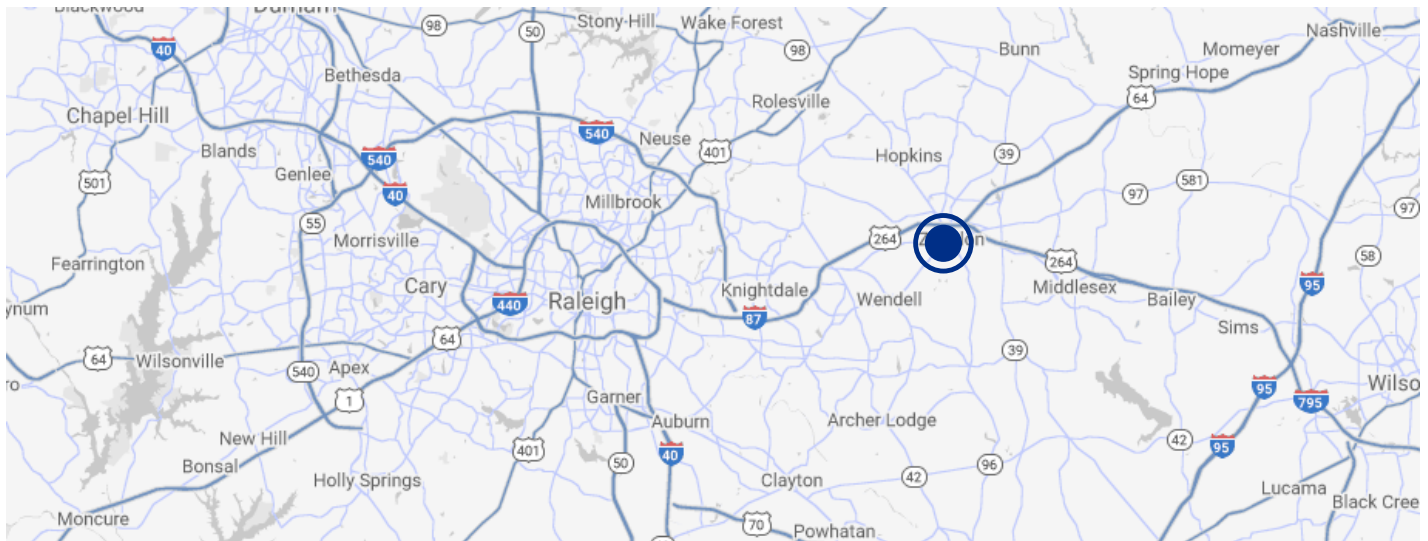


PROPERTY HIGHLIGHTS

- 88,200 SF building
- 8,437 SF of divisible office space
- Eight drive-in doors
- Eight docks
- Three docks with levelers
- Three covered dock areas
- Wet sprinklered
- 5000 amp three-phase service
- Busway power distribution
- 4 - 5 ton bridge cranes accessible by truck
- Numerous boom cranes for material handling
- Fenced truck court and yard storage
- Zoned Heavy Industrial

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