

Make 445 Dolley Madison your new business home and enjoy the luxuries of a Class A work environment with no hassles

FOR LEASE
**OFFICE
SPACE**

Floor Plans Available



445 Dolley Madison Rd.

Greensboro, North Carolina 27410

(Available Soon) Suite 100: $\pm 5,139$ SF

- Suite offers direct access from main lobby and exceptional floor plan with conference rooms, private offices and secured file area
- Opportunity for building signage

(Available Now) Suite C: $\pm 2,039$ SF

- Suite offers separate building entry and floor plan with private offices, open work area and break area

Suite 200: 5,936 SF

- Exceptional 5-story professional office building in lovely quiet location
- Situated near Guilford College and surrounded by diverse retail, restaurants and mixed-use developments, the building offers a high level of services to professional businesses
- Located directly off W. Friendly Ave., the building offers quick access to all areas of Greensboro and the Greensboro Urban Loop (Interstate 840) making commutes simple and stress free
- Building features large windows throughout, beautiful views and superb finishes
- Immaculate interiors with fresh lobby finishes create a pleasing entrance and environment for your clients
- Ample parking in front and rear of building
- Professionally and locally managed



For More Information

Nancy Cox

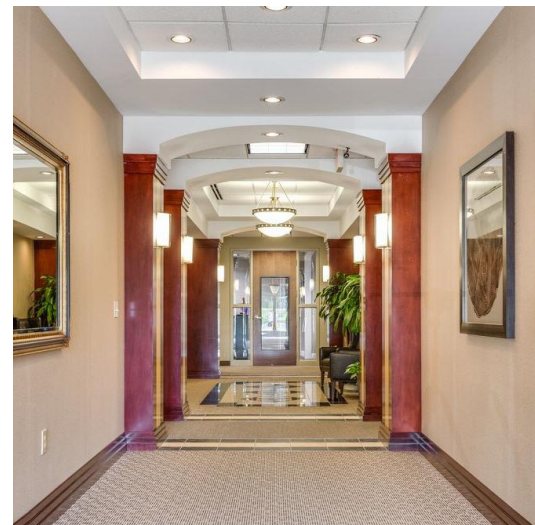
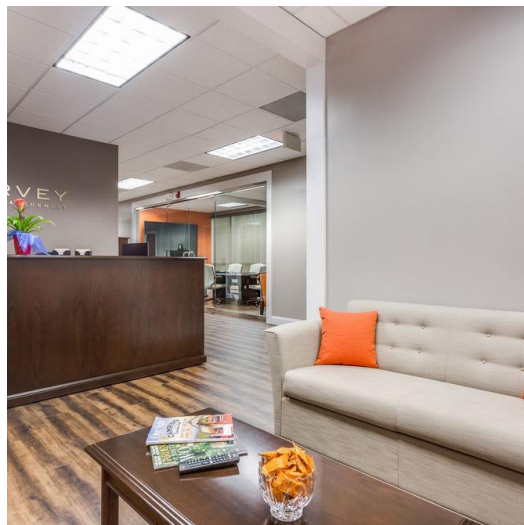
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DEMOGRAPHICS			
2019	1 Mile	3 Miles	5 Miles
Population	11,143	62,307	167,147
Total HH	5,078	28,416	72,915
Avg. HH Income	\$69,398	\$78,498	\$78,093

