

212 PENDLETON STREET

FOR LEASE | HIGH POINT, NC 27260

Linville | Team Partners

COMMERCIAL REAL ESTATE



INDUSTRIAL SPACE FOR LEASE

PROPERTY HIGHLIGHTS

PROPERTY TYPE Flex/Industrial

AVAILABLE SF ± 82,755

LEASE RATE \$4.45 psf, NNN

DESCRIPTION

Great opportunity for industrial space in High Point, 0.5 miles from I-74/Highway 311 and 1.5 miles from Highway 29/Business 85. ±82,755 SF available with 14' clear height ceilings and 30' between beams. The space features 2 drive-in doors, 2 dock doors, 2 restrooms, ±800 SF of office space and ample power. Centrally located- 25 minutes to Winston-Salem, 20 minutes to Greensboro, 1.25 hours to Charlotte, and 1.5 hours to Raleigh.



KATIE HAYES

E Katie@LTPcommercial.com

M 336.473.0206

P 336.724.1715

NICK GONZALEZ

E Nick@LTPcommercial.com

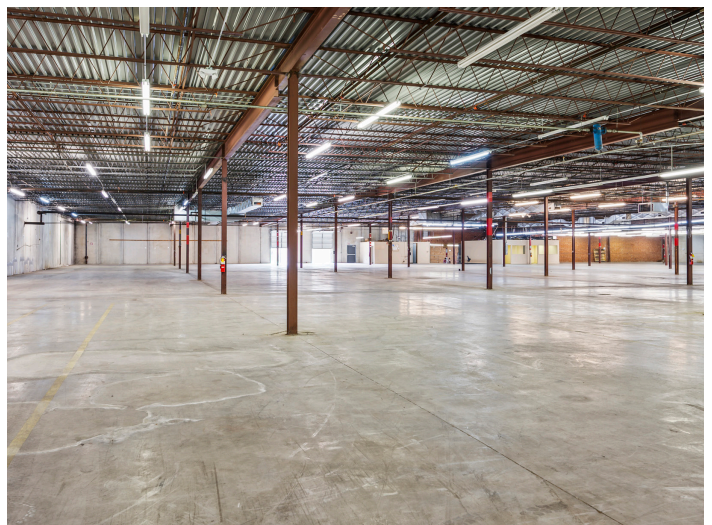
P 336.724.1715

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FLOOR PLAN

AVAILABLE

±82,755 SF

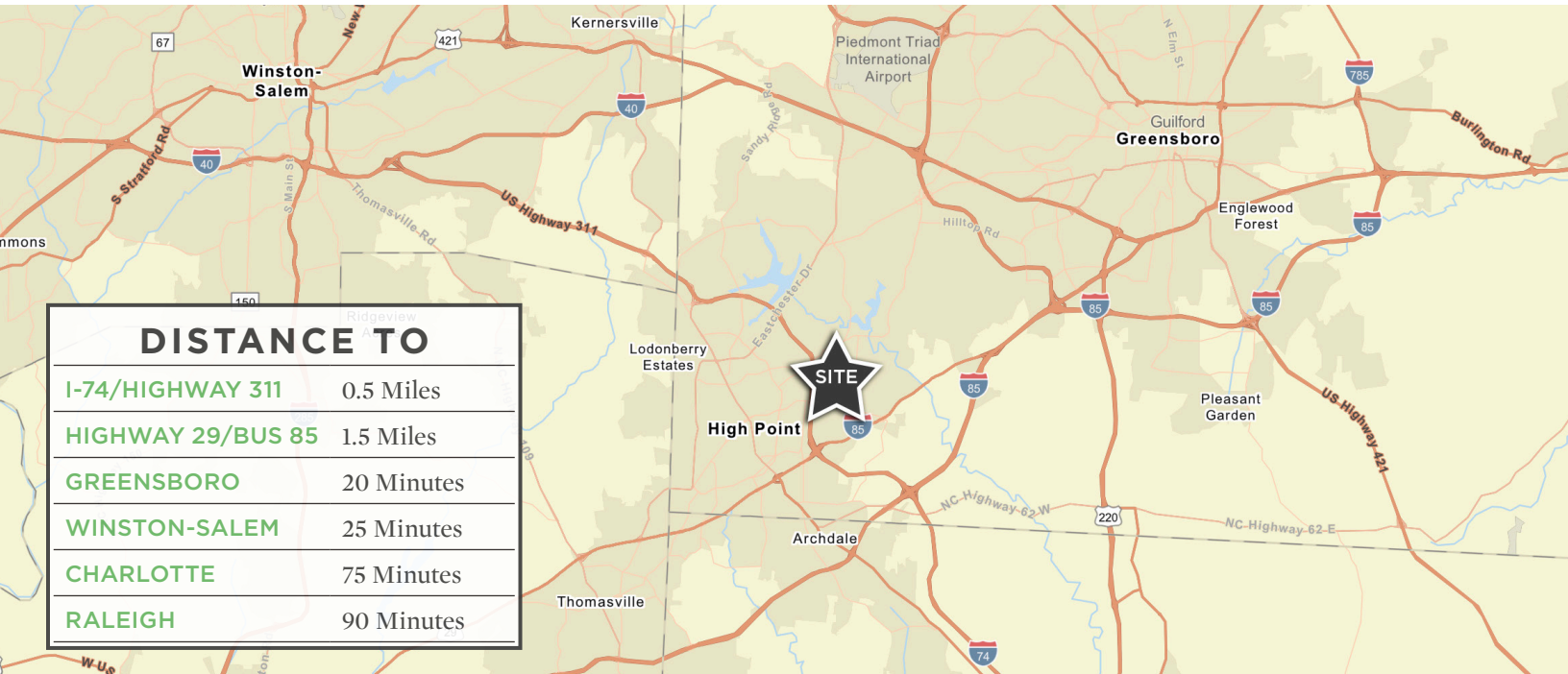


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PROPERTY INFORMATION

PROPERTY TYPE	Flex/Industrial	RESTROOMS	2
AVAILABLE SF ±	82,755	ROOF	Membrane
ACRES ±	12.43	EXTERIOR	Brick/Metal/Precast
ZONING	LI	DOCK DOORS	2
PIN	7810-26-3658	DRIVE-IN DOORS	2
FLOORS	1	CLEAR HEIGHT	14'

PRICING & TERMS

LEASE RATE	\$4.45	LEASE TYPE	NNN
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