



KEY FEATURES

- Up to ±30,000 SF of warehouse space in Lexington, NC
- Provides access to a drive-in door, potential to cut a dock door
- Column spacing allows for a potential multi-tenant layout; landlord will subdivide
- Zoned LI: Light Industrial
- Asking rental rate of \$4.75 PSF
- Expense Structure is negotiable

INDUSTRIAL

FOR LEASE | \$4.75 PSF

BIESECKER ROAD INDUSTRIAL

20 Biesecker Road
Lexington, NC 27295

With up to ±30,000 SF available, 20 Biesecker Road presents a unique offering of economical warehouse space. With direct access to Old US-52 and in close proximity to I-285 and Business-85, this property invites a multitude of industrial uses. Landlord is highly motivated to do a lease transaction, expense structure is negotiable.

LEARN MORE ABOUT THIS PROPERTY

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BIESECKER ROAD INDUSTRIAL

LOCATION

Address	20 Biesecker Road		City	Lexington	
State	NC	Zip	27295	County	Davidson

PROPERTY DETAILS

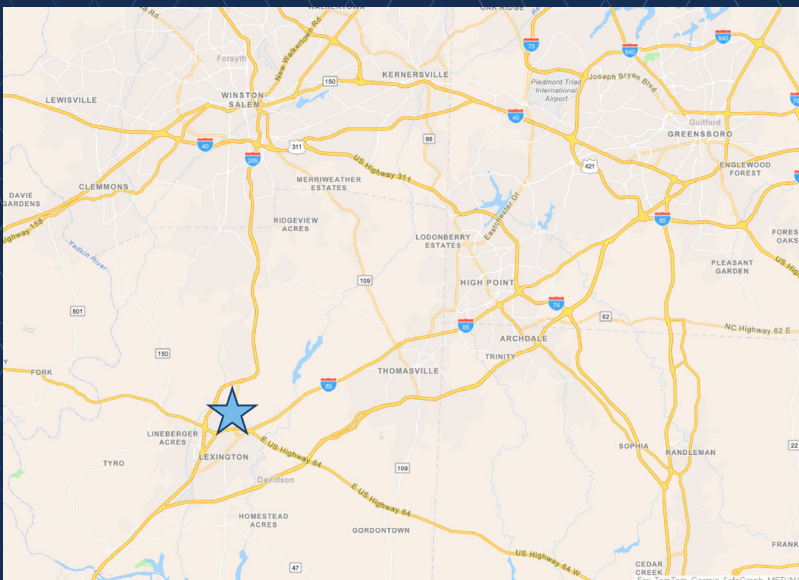
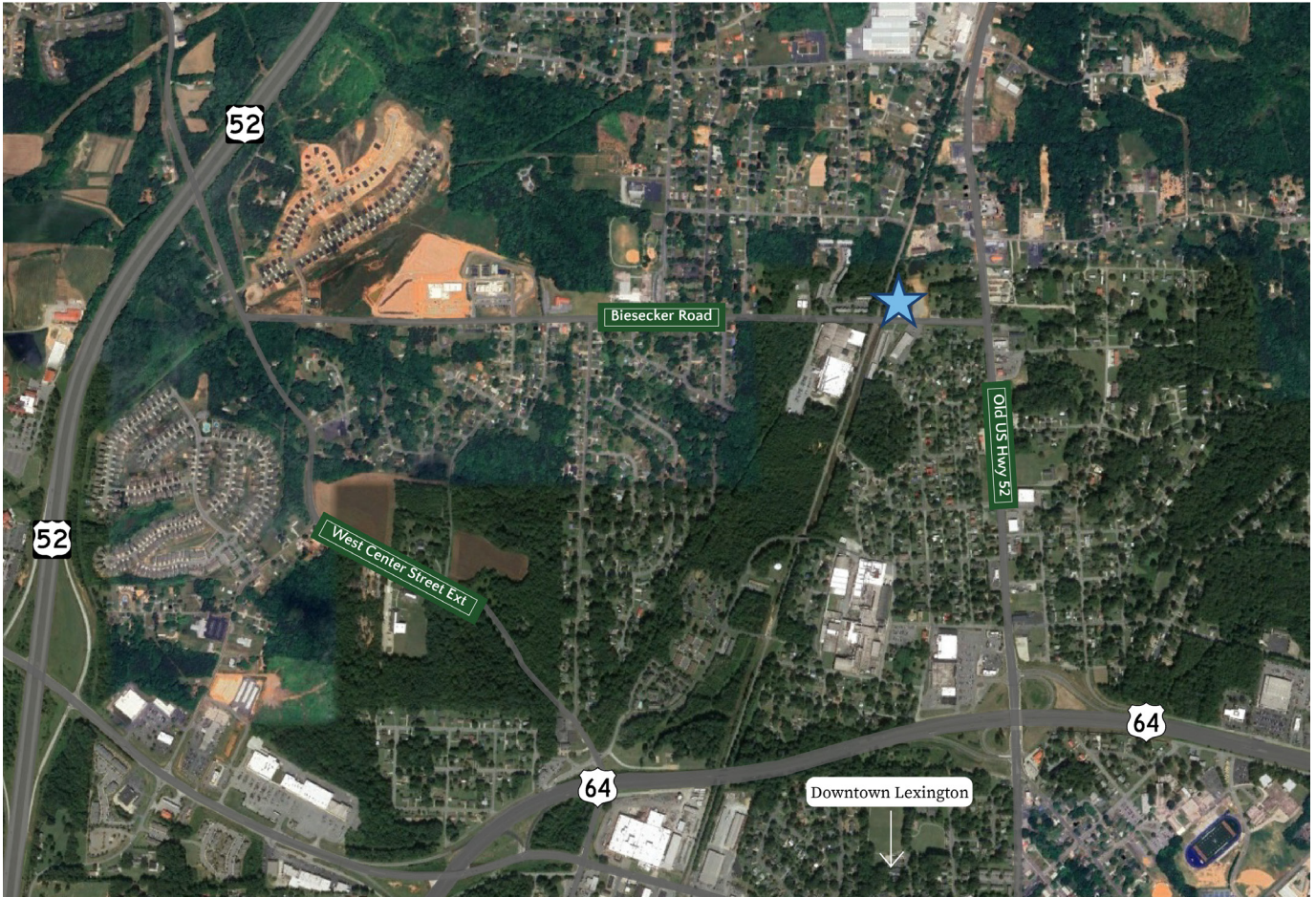
Property Type	Industrial	Avail SF ±	30,000	Parking ±	On-site
Bay Size ±	14' x 18'	Docks ±	1 (14' x 8')	Drive-ins ±	Potential to Add
Bldg Exterior	Brick			Sprinklers	Yes

TAX INFORMATION

Zoning	LI - Light Industrial	Tax PIN	6726-02-75-6055
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PRICING & TERMS

Lease Rt / SF	\$4.75	Lease Type	Negotiable
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LOCATION FEATURES

- Located in North Lexington
- In close proximity to Old US-52, I-285, and Business-85