

4456 RACEWAY RD SW. CONCORD, NC 28027



**FOR LEASE:
4,000 SF FLEX**

4456 Raceway Dr. SW. | **Concord, NC 28027**
Parcel ID:55187796280000

- 4,000 sf total for lease (3,000 sf warehouse/ 1,000 sf office)
- 3 private offices and two restrooms
- Professionally managed multi tenant building
- 2 dock high doors , +/- 18.5 ft. under center beam
- Dedicated parking spots
- *SPACE CURRENTLY TENANT OCCUPIED. SPACE WILL BE AVAILABLE MAY 1,2024
- FOR LEASE: \$ 15.00 PER SF GROSS
- TENANT RESPONSIBLE FOR UTILILITES
- ZONING: I-1
- NEARBY ACCESS TO I-85 AND HWY 49
- LOCATED IN MOTORSPORTS BUSINESS PARK



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Reid Baker

Broker

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