

43,818 SF

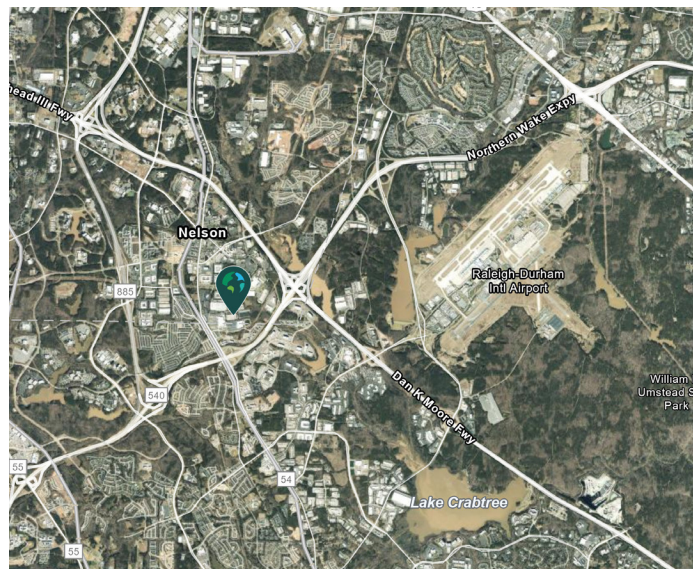
Industrial Space For Lease



Prologis Imperial Center 4226



4226 Surlis Court, Suite 300
Durham, NC 27703 USA



Your single-source service for efficient move-in and operations: [prologisessentials.com](https://www.prologisessentials.com)

LOCATION

- 2.5 miles from the I-40 & I-540 Interchange
- 3 miles from Raleigh-Durham International Airport
- Located in the Research Triangle Submarket

FACILITY

- 150,332 total building SF
- 43,818 available SF
- 2,453 office SF
- 27' clear height
- 8 dock doors (6 with pit levelers, 1 with ramp)
- 40' x 40' column spacing
- 254' building depth
- ESFR sprinkler system
- LED lighting

ADVANTAGES AND AMENITIES

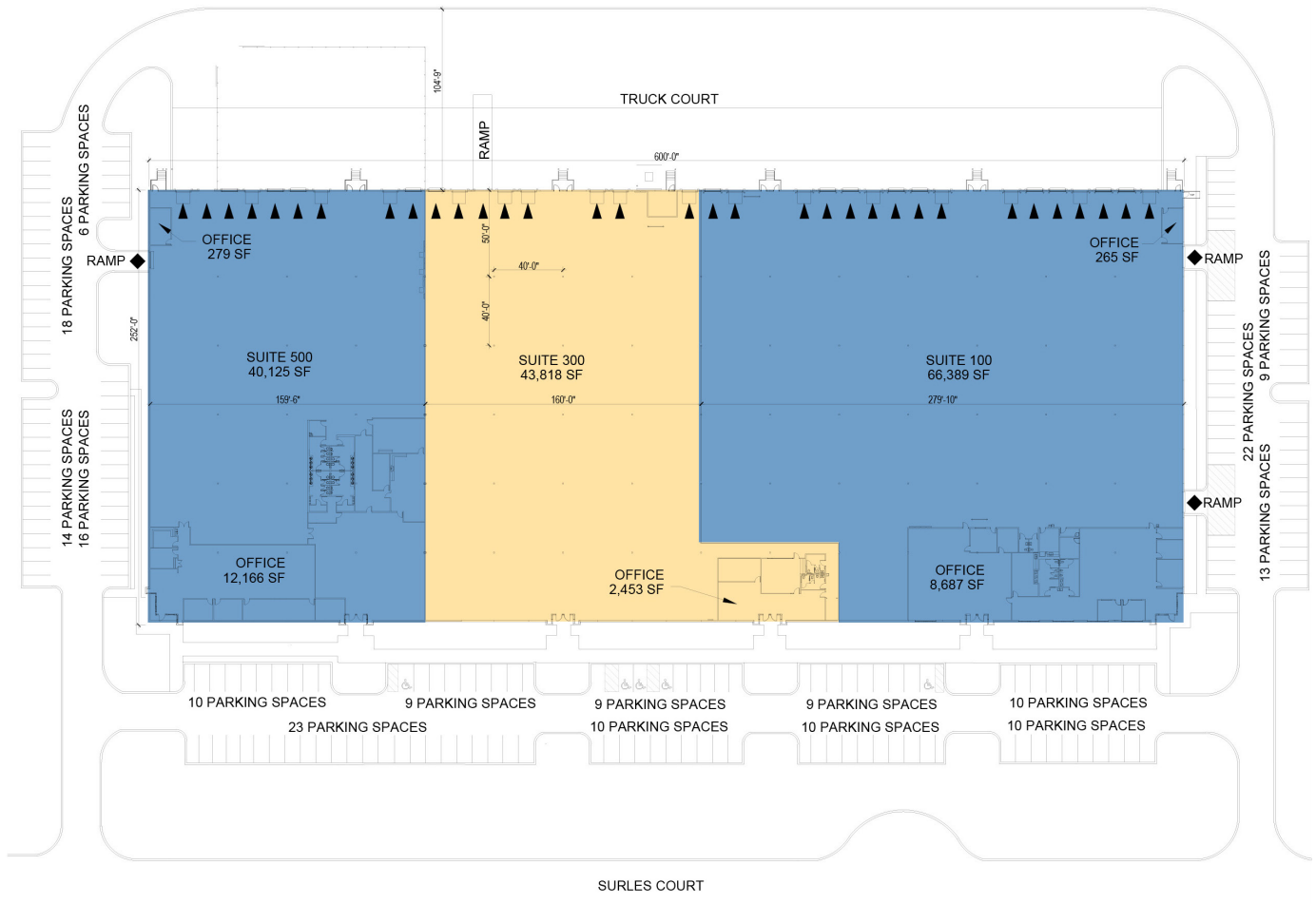
- Professionally landscaped, controlled environment
- Prologis Clear Lease - a simplified lease that fixes operating and capital expenses for the entire lease term
- Efficient and cost-effective warehouse solutions through Prologis Essentials

43,818 SF

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- LEASED (Blue)
 - AVAILABLE (Yellow)
 - DOCK POSITION
 - DOCK POSITION W/ EDGE OF DOCK LEVELER
 - DRIVE-IN DOOR
 - DOCK POSITION W/ PIT LEVELER
- NORTH



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