

Heavy Industrial Warehouse Building

1200 Corporation Drive | Archdale, NC 27263



- ◆ Available For Lease
- ◆ 6,900 SF (69' x 100') & minimal office
- ◆ 3 Phase Power - 1,000 amps
- ◆ Ceiling Heights: 14'
- ◆ Sprinkler System
- ◆ Dock High Doors: 2 - 8' x 8'

Conveniently located minutes from Interstate 85 Business at the corner of Corporation Drive and Shore Street.

The property is zoned heavy industrial and Suite A has two electrical 3 phase power services: 120/208 Volt 800 amp and 120/240 volt 200 amp service.

JJ Joubran, CCIM
(336) 270-9775
JJ@JoubranCommercial.com



Heavy Industrial Warehouse Building

1200 Corporation Drive | Archdale, NC 27263



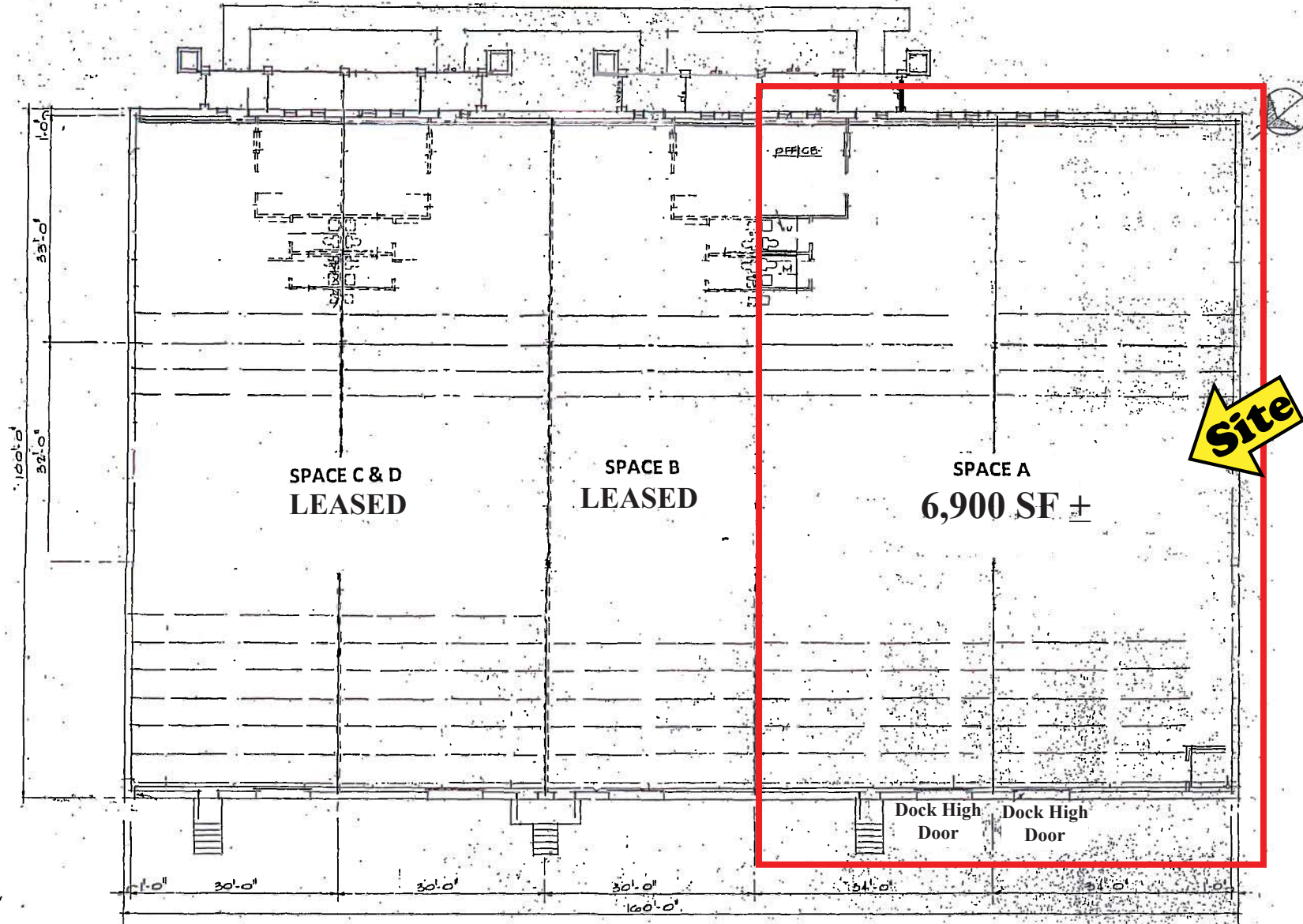
JJ Joubran, CCIM

(336) 270-9775

JJ@JoubranCommercial.com



1200 Corporation Drive Archdale, NC



Contact:
JJ Joubran, CCIM
Joubran Commercial Properties
(336) 270-9775
JJ@JoubranCommercial.com
www.JoubranCommercial.com

1200 Corporation Drive Archdale, NC



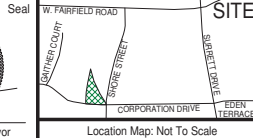
PLAT NORTH
P.B.19, PG.60

I, Gregory M. Gorrell, certify that this map was drawn under my Supervision from an actual survey made under my supervision (deed description recorded in Book _____ as _____, Page _____); that the boundaries not surveyed are indicated as drawn from information in Book _____ as _____, Page _____; that the ratio of precision or positional accuracy is 1:10000+; and that this map meets the requirements of The Standards of Practice for Land Surveying in North Carolina (21 NCAC 56. 1600).

This 10th day of May 2023



Professional Land Surveyor



Location Map: Not To Scale

- Iron pipe found (IPF)
- Iron pipe set (IPS)
- R/W Right of Way
- Power Pole

- LEGEND**
- Computed Point (Not Set)
 - Minimum / Max Building Line
 - MBL

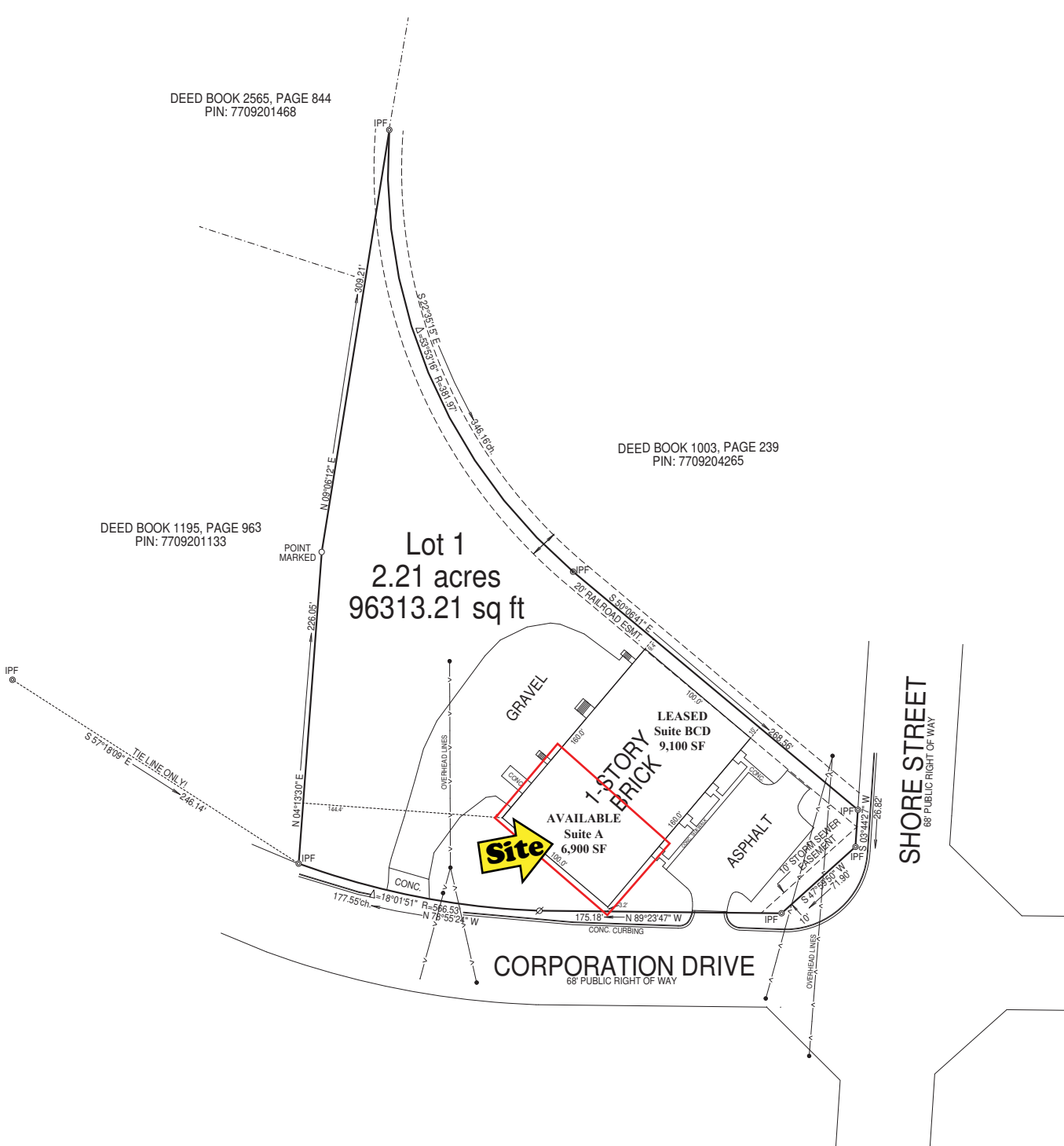
- Overhead Lines
- Fence Line
- Neighbors Property Line
- Edge of Easement

Lot 1
2.21 acres
96313.21 sq ft

DEED BOOK 1195, PAGE 963
PIN: 7709201133

DEED BOOK 2565, PAGE 844
PIN: 7709201468

DEED BOOK 1003, PAGE 239
PIN: 7709204265



<p>This map does not meet G.S. 47-30 Mapping Requirements of N.C. and is not for recordation.</p> <p>Drawn by: MLH File name: 1200 corporation drive</p>		<p>Map of Survey For:</p>
<p>DATE: 05-10-2023</p> <p>SCALE: 1" = 50'</p>		<p>AZTAR- Corporation Drive LLC. 1200 Corporation Drive Lot 1, Section 5 High Point Industrial Park Plat Book 19, Page 60 Trinity Township Randolph County, NC Deed Ref. 2688@1278 PIN: 7708293928</p>
<p>FOUR POINTS SURVEYORS G. Matthew Gorrell, Professional Land Surveyor mail to: P.O. Box 986 Summerfield, NC 27358 Phone: 336.669.0209, email: MATT@4PTS.COM website: www.4PTS.com</p>		<p>This Survey was performed without the benefit of a title search and is subject to any facts and encumbrances which may be disclosed by a complete title search.</p>