

1205 CULBRETH DRIVE - WILMINGTON, NC

CLASS A OFFICE FOR LEASE AT ORBITA CENTER

AVAILABLE FOR LEASE

UP TO 8,000 SF

1st floor

- Unit A: 5160 RSF (4402 USF)
- Unit B: 1446 RSF **Leased!**

2nd floor

- Unit C: 3531 RSF **Leased!**
- Unit D: 2851 RSF (2544 USF)
- **Reduced Lease Rate: \$19 PSF**
Full Service; net electricity and janitorial

FEATURES

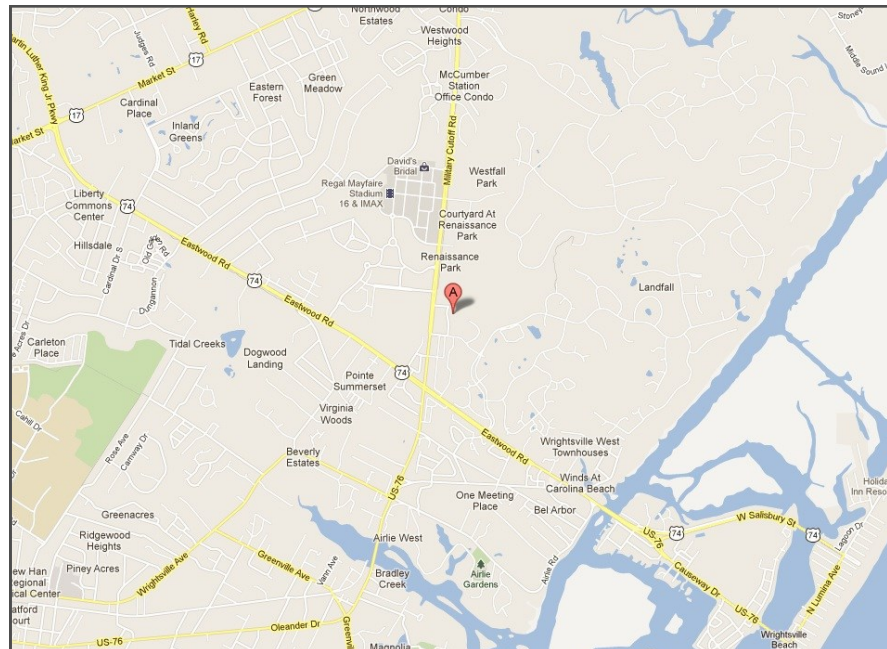
- Ample parking in front and back parking lots
- Courtyard area
- Beautifully landscaped
- Signaled access at Drysdale Drive.

LOCATION

Orbita Center is a class A office building located in the heart of the Mayfaire/Landfall submarket. This area is surrounded by an array of restaurants, offices, and shopping venues. This desirable office location provides all of these conveniences within walking distance to work.



- Located next door to Marriott Residence Inn to accommodate out of town clients
- Less than 3 miles to Wrightsville Beach



COMMONWEALTH
COMMERCIAL PROPERTIES

Please contact

HAE NEWKIRK

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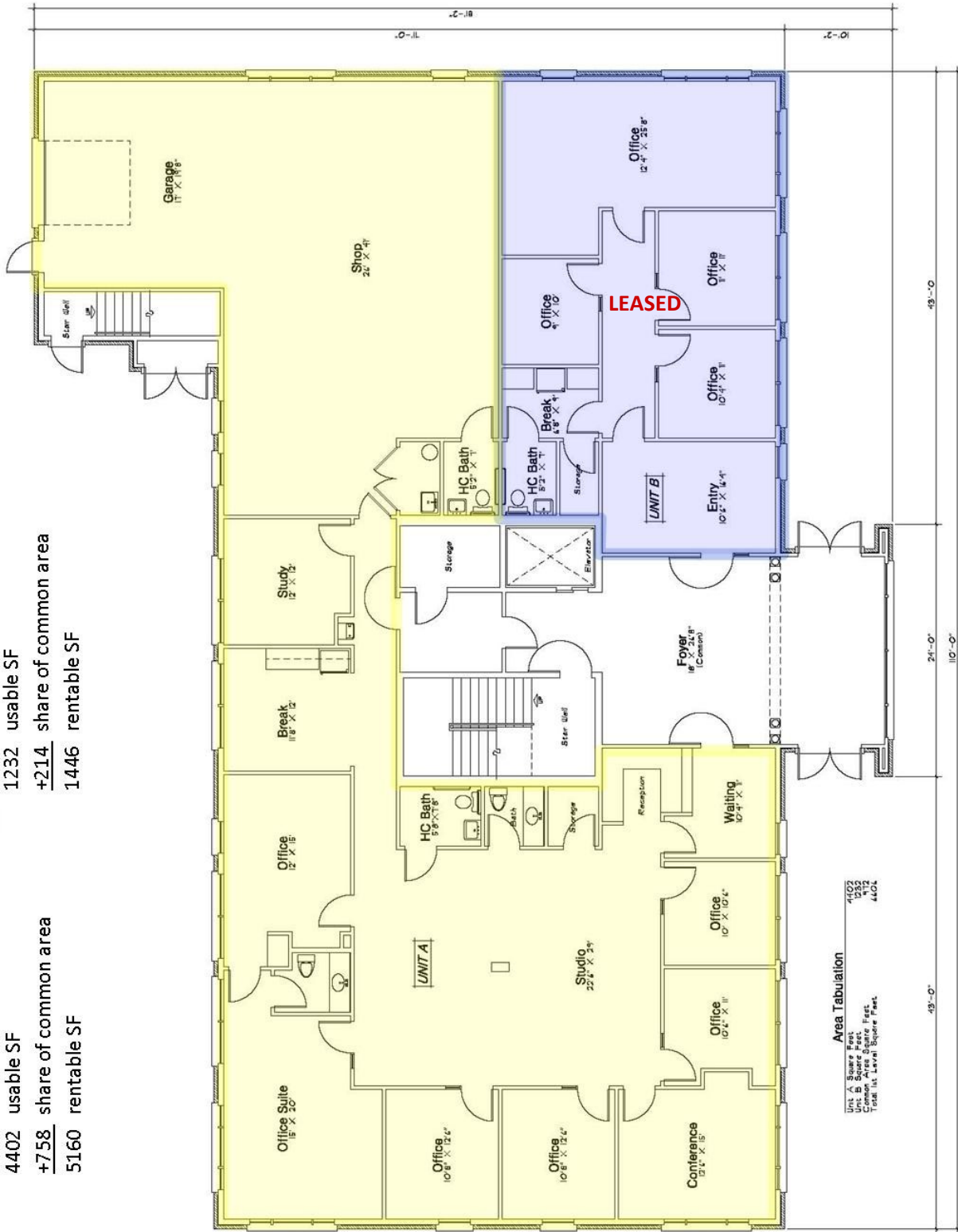


1508 Military Cutoff Road | Suite 106 | Wilmington, NC 28403

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1205 CULBRETH DRIVE - ORBITA CENTER 1ST FLOOR

<p> Unit A</p> <p>4402 usable SF</p> <p>+758 share of common area</p> <p>5160 rentable SF</p>	<p> Unit B</p> <p>1232 usable SF</p> <p>+214 share of common area</p> <p>1446 rentable SF</p>
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Area Tabulation

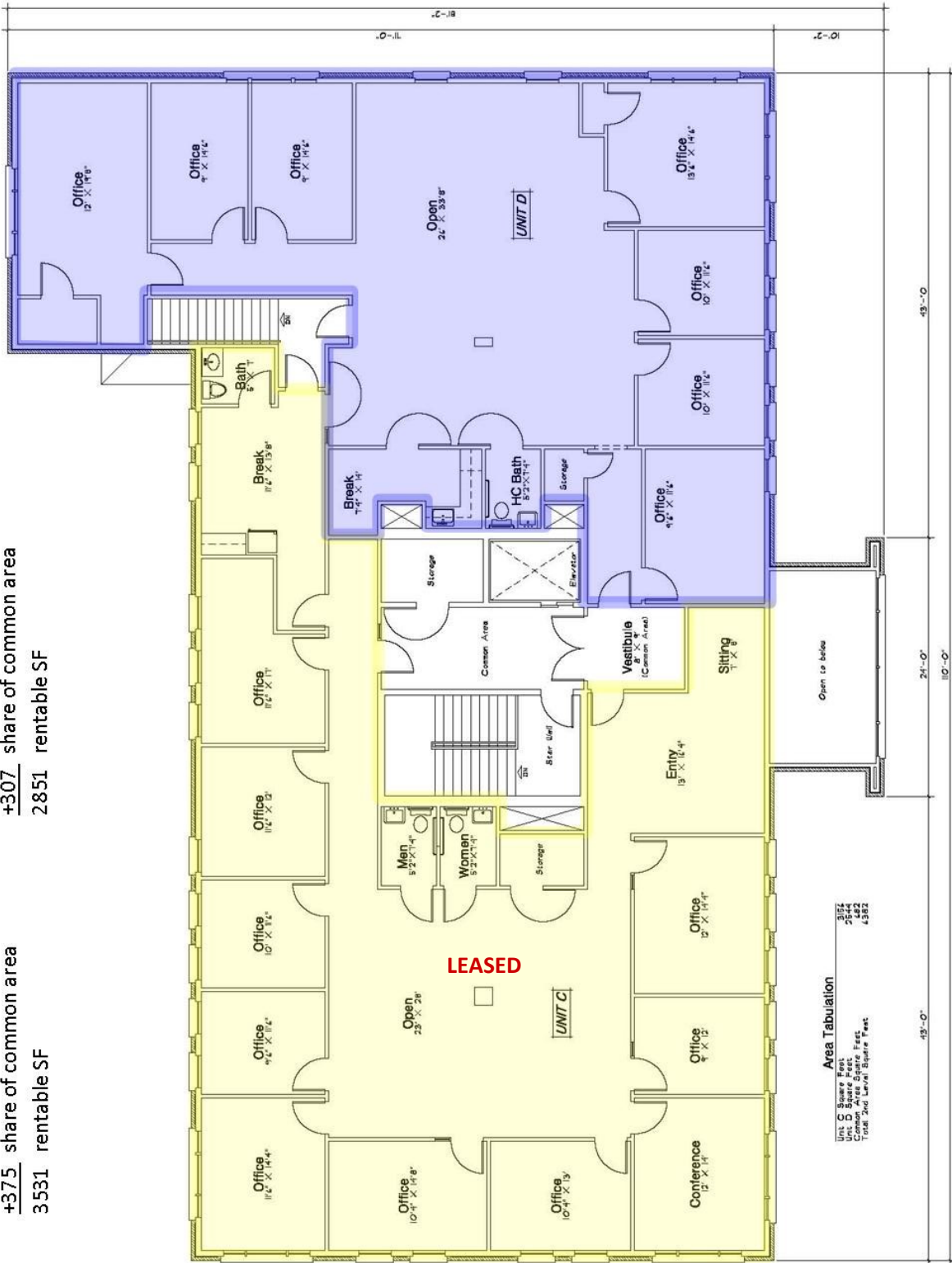
Unit A Square Feet	4402
Unit B Square Feet	1232
Common Share Square Feet	1112
Total 1st Level Square Feet	4402

First Level Plan Not to Scale

Notes:
 1. All units are approximate and should not be relied upon.
 2. All units are approximate and should not be relied upon.

1205 CULBRETH DRIVE - ORBITA CENTER 2ND FLOOR

- Unit C**
3156 usable SF
+375 share of common area
3531 rentable SF
- Unit D**
2544 usable SF
+307 share of common area
2851 rentable SF



Second Level Plan Not To Scale
 Notes: Layout is approximate and should not be worked.
 1. W = 0" Ceiling Height.