

Mayfaire FLATS

1817 SIR TYLER DRIVE COMMERCIAL SPACE FOR LEASE

AVAILABLE FOR LEASE

- 1,349 sq.ft. commercial space
- Lease Rate: \$18 PSF; Full service net utilities and janitorial
- Minimum 5 year initial term
- \$50 PSF tenant improvement allowance
- Signaled access on Sir Tyler Drive

MAYFAIRE FLATS is a 120+ unit luxury apartment community located on 1817 Sir Tyler Drive, across from the main entrance to Mayfaire Town Center. This area offers outstanding walk-ability with many amenities nearby. Located less than 4 miles to Wrightsville Beach and 10 miles to Wilmington International Airport.



COMMONWEALTH
COMMERCIAL PROPERTIES

Please contact

HAE NEWKIRK

910.232.4744 | hae.newkirk@ccprealty.com

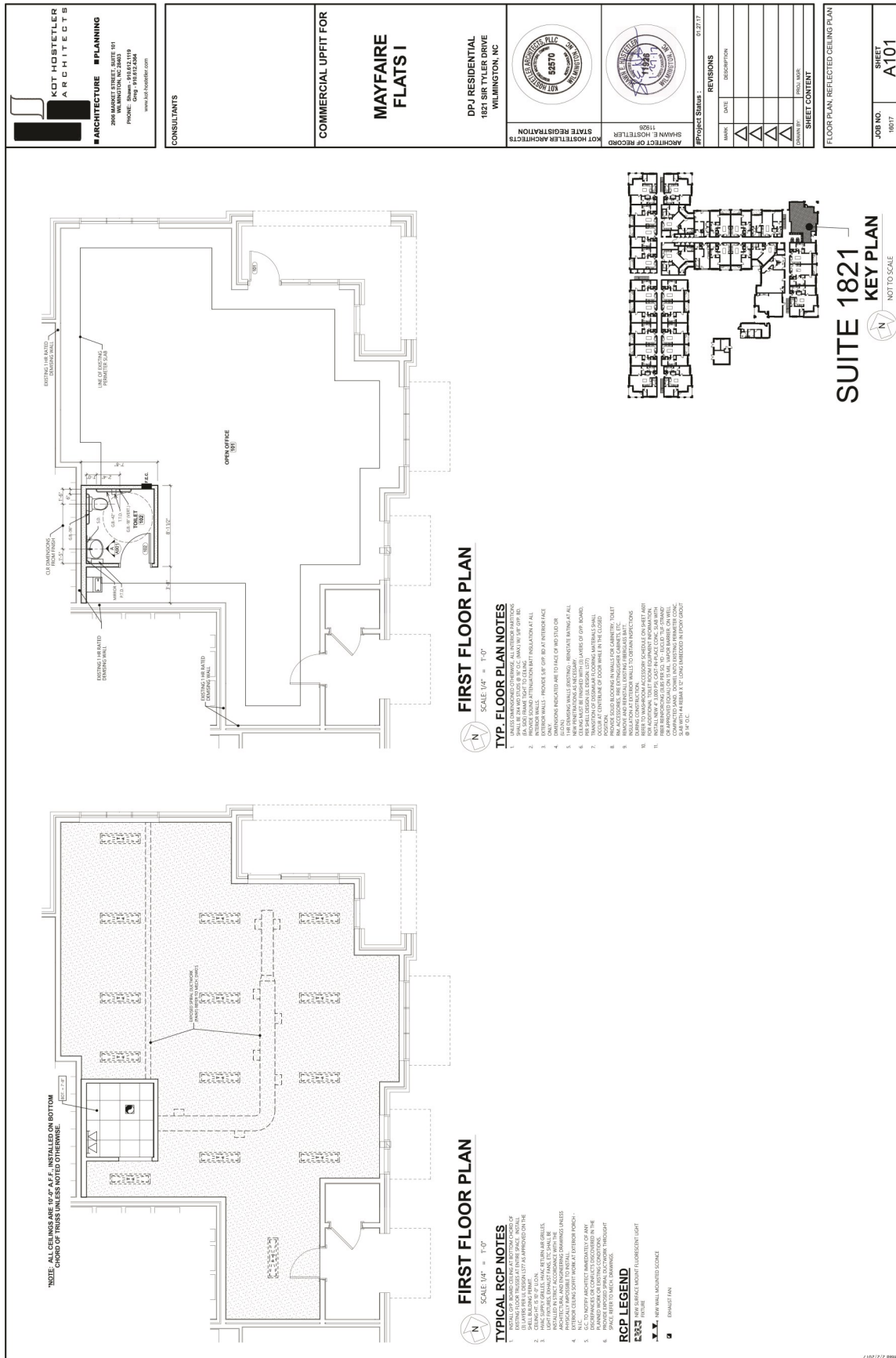


1017 ASHES DRIVE | SUITE 204 | WILMINGTON, NC 28405
910.256.6477 | 800.929.7780 | WWW.CCPREALTY.COM

Mayfaire FLATS

COMMERCIAL SPACE FOR LEASE

Approximately 1,349 SF



KOT HOSTETLER ARCHITECTS
ARCHITECTURE ■ PLANNING
 2908 MARQUET STREET, SUITE 911
 WILMINGTON, NC 28403
 PHONE: 910.343.4343
 FAX: 910.343.4344
 WWW.KOT-HOSTETLER.COM

CONSULTANTS

COMMERCIAL UPFIT FOR

MAYFAIRE FLATS I

DPJ RESIDENTIAL
 1821 SIR TYLER DRIVE
 WILMINGTON, NC

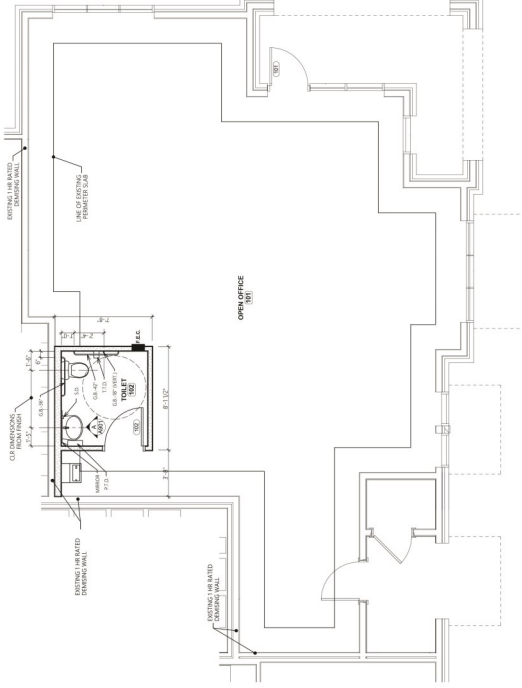


PROJECT STATUS: 01.27.17

NO.	DATE	DESCRIPTION

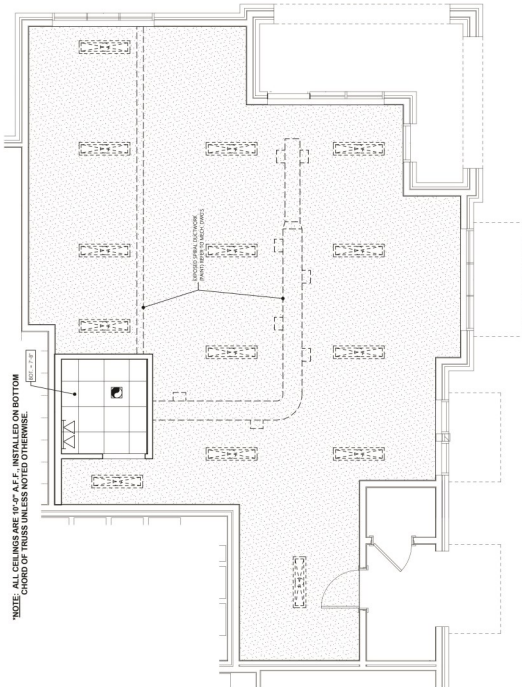
FLOOR PLAN, REFLECTED CEILING PLAN

JOB NO.	18017
SHEET	A101



FIRST FLOOR PLAN
 SCALE: 1/4" = 1'-0"

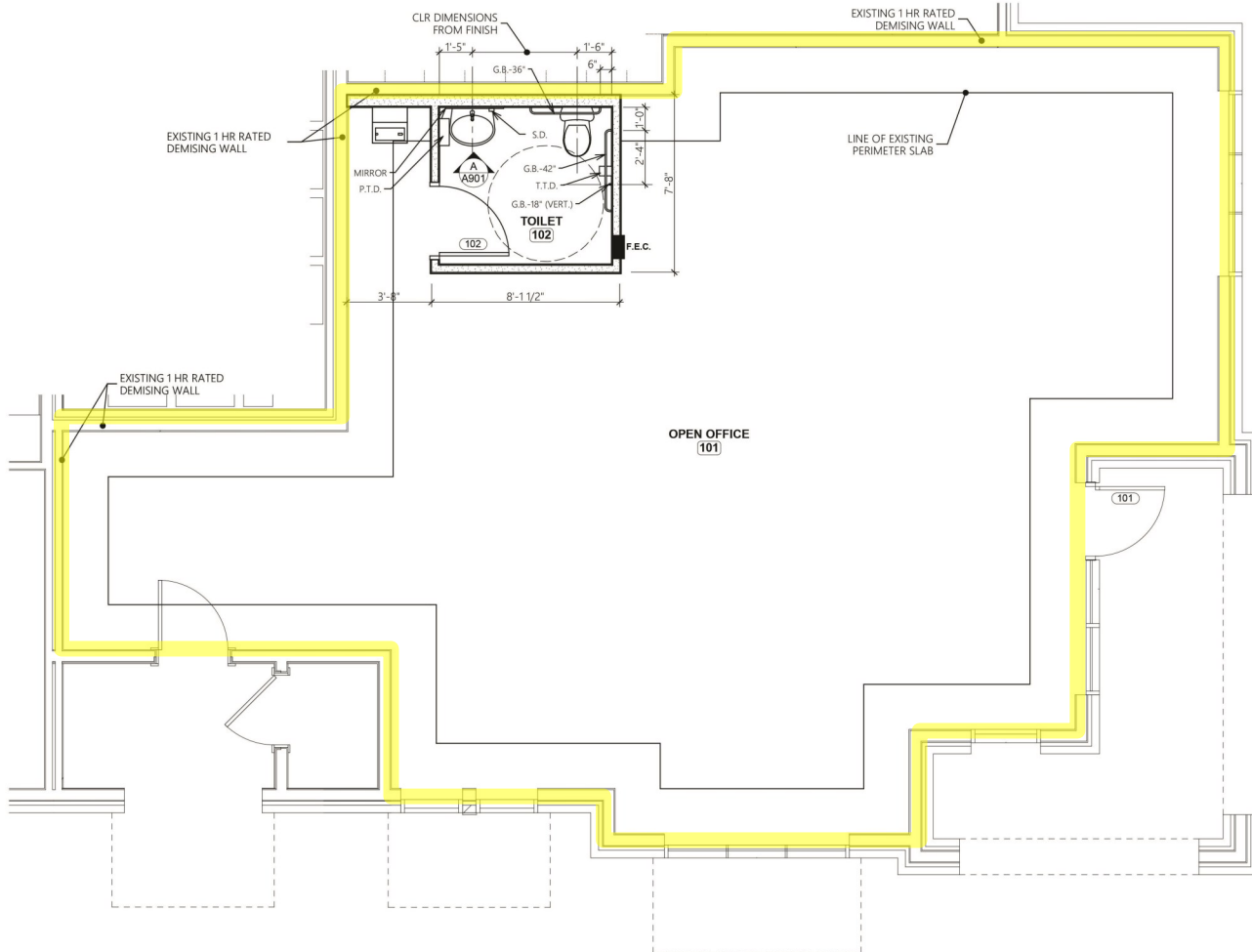
- TYP. FLOOR PLAN NOTES**
- UNLESS DIMENSIONS OTHERWISE, ALL INTERIOR PARTITIONS SHALL BE 1/2" THICK TYPE X GYPSUM BOARD.
 - ALL SLOPE FRAMES TO BE 2x6.
 - INTERIOR WALLS: 1/2" THICK TYPE X GYPSUM BOARD WITH 5/8" INSULATION AT ALL JOINTS.
 - DOOR WALLS: PROVIDE 1/2" GYP. BOARD AT INTERIOR FACE.
 - DOOR SILL: PROVIDE 2x4 SILL AND 1/2" GYP. BOARD.
 - NEW PARTITIONS SHALL BE 1/2" THICK TYPE X GYPSUM BOARD WITH 5/8" INSULATION AT ALL JOINTS.
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 - DOOR AT CENTERLINE OF DOOR SHALL BE THE CLOSED POSITION.
 - PROVIDE SLOPE BLOCKING IN WALLS FOR CABINETS, TOILET AND SINKS.
 - DOOR SILL: PROVIDE 2x4 SILL AND 1/2" GYP. BOARD.
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FIRST FLOOR PLAN
 SCALE: 1/4" = 1'-0"

- TYPICAL RCP NOTES**
- INSTALL RCP IN ALL ROOMS AND IN ALL COMMON AREAS.
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- RCP LEGEND**
- NEW WALL MOUNTED CONCEALED
 - EXISTING WALL

SUITE 1821
 KEY PLAN
 NOT TO SCALE



FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"

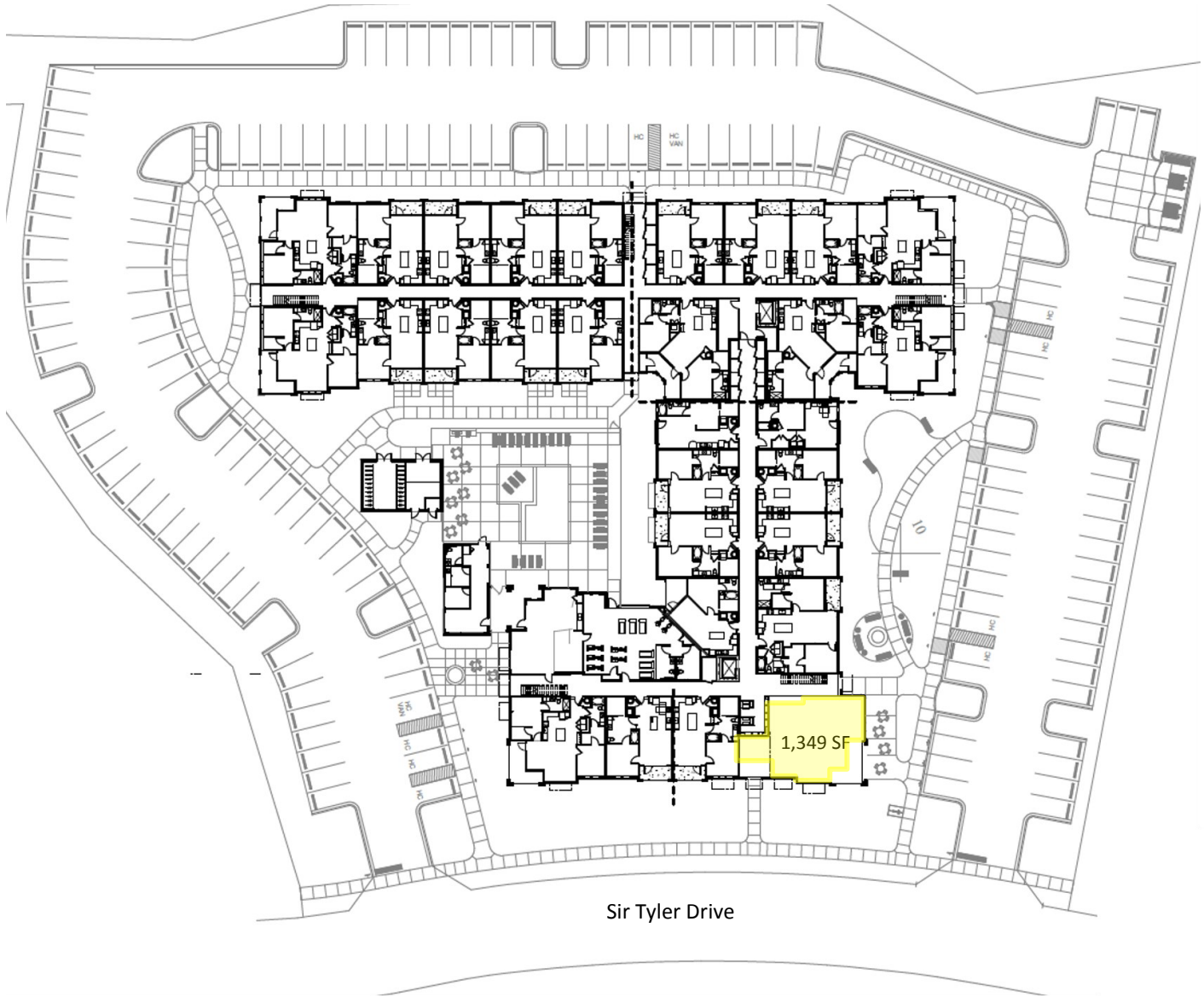
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Mayfaire
FLATS

SITE PLAN



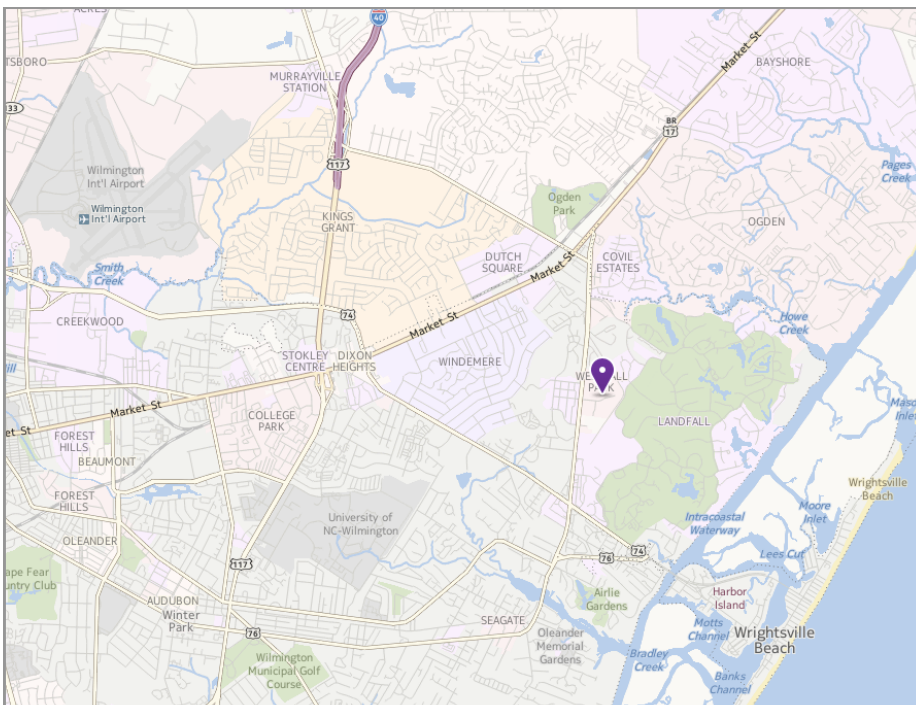
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Mayfaire FLATS

LOCATION MAP



LOCATION

- Across from Mayfaire Town Center
- Adjacent to Landfall Country Club
- Within walking distance to a variety of shopping, dining, and professional services
- NCDOT estimates 44,000 VPD on Military Cutoff Road (2015)
- Less than 4 miles to Wrightsville Beach
- Just 10 miles to ILM and Downtown Wilmington

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