



2 Pai Park, Greensboro, NC 27409

For Sale



Contact:  
Austin Hill, Broker  
ahill@bipinc.com  
336-541-5510



## 2 Pai Park, Greensboro, NC 236 NC Hwy 68 S

2 Pai Park is a well-positioned office property located in the desirable airport submarket of Greensboro, NC. The property is located off NC-68 and is less than two miles from I-40/US-421. Adjacent to many hotels, retail and restaurants. 10-minute drive from Piedmont Triad International Airport. Entire second floor is currently occupied by Tenant who is in the process of relocating. First floor is vacant. Contact Broker for more information.

- **Square Footage:** 30,340 +/- SF
- **Acreage:** 3.45 +/-
- **Parking:** 4 per 1,000 SF (120 spaces)
- **Year Built:** 1994
- **Zoning:** Light Industrial (LI)
- **Elevator:** Yes
- **Roof:** Replaced 2012
- **HVAC:** 17 units (Various ages)



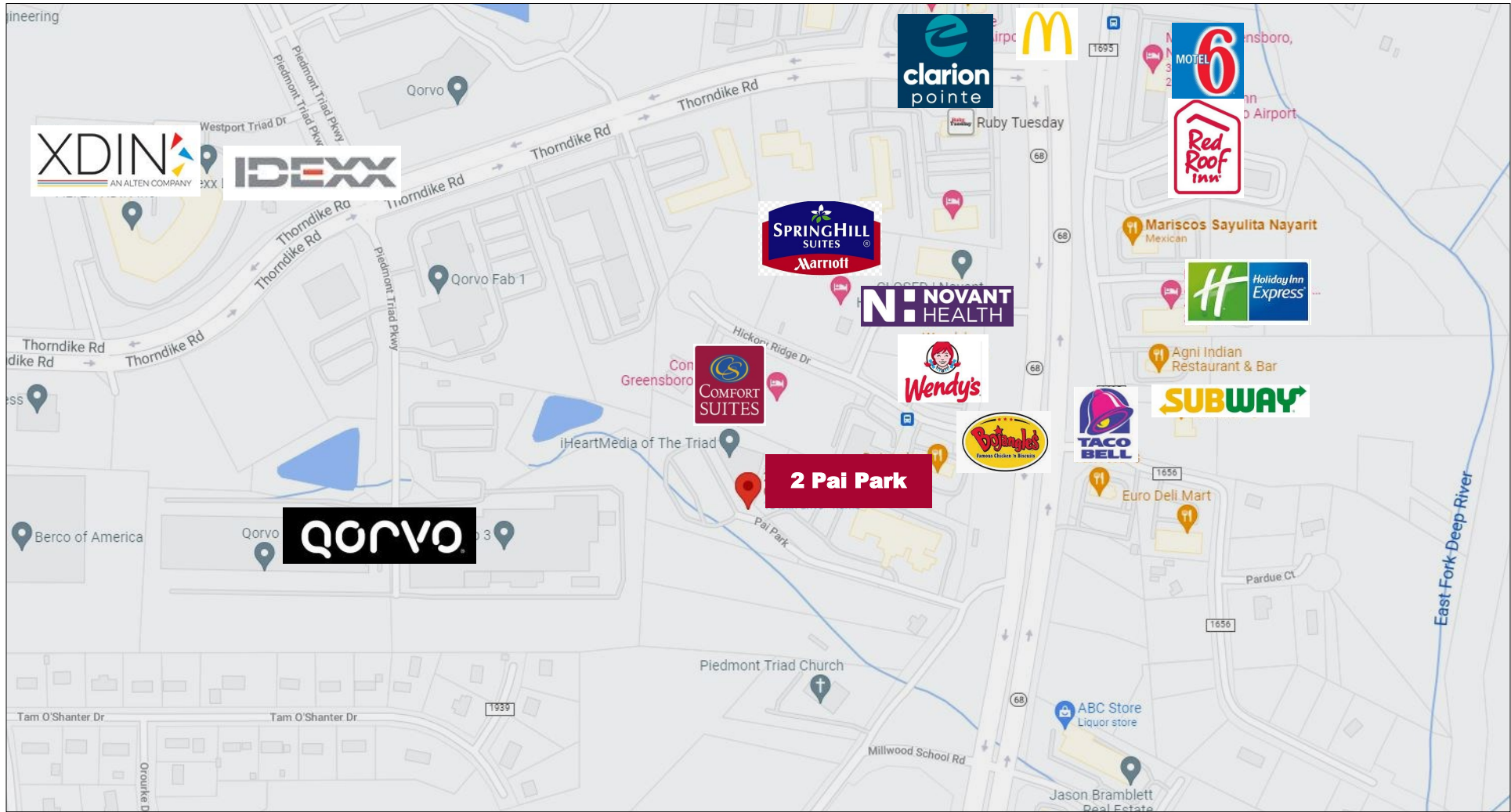






# Second Floor









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