

THE SYSTEL BUILDING

225 Green Street
Fayetteville, NC 28301

Franklin
Johnson
Commercial Real Estate



FAYETTEVILLE'S PREMIER HIGH RISE OFFICE BUILDING

Features

- Class "A", 11 story building with a total of 110,000 SF.
- Full Service lease to include utilities and janitorial.
- Security desk in the main lobby, generators on-site, state of the art parking lot. Ample parking for employees.
- Restaurant , fitness center, and recycling center on-site.
- Local property management and maintenance staff on-site.
- Spectacular view of downtown including the Segra Baseball Stadium.
- Within walking distance to restaurants, retail shops, parks, and baseball stadium.

Malinda Craven

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FOR LEASE

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Available Spaces for Lease

Suite	SF	Lease Rate	Comments
5th Floor	9,600 SF	\$24.00/Sf/Yr Full Service	Entire floor cleared and ready for up-fit.
8th Floor	9,600 SF	\$24.00/SF/Yr Full Service	Entire floor cleared and ready for up-fit.
11th Floor	9,600 SF	\$27.00/SF/Yr Full Service	Entire floor cleared and ready for up-fit.



Virtual rendering of cleared space for up-fit



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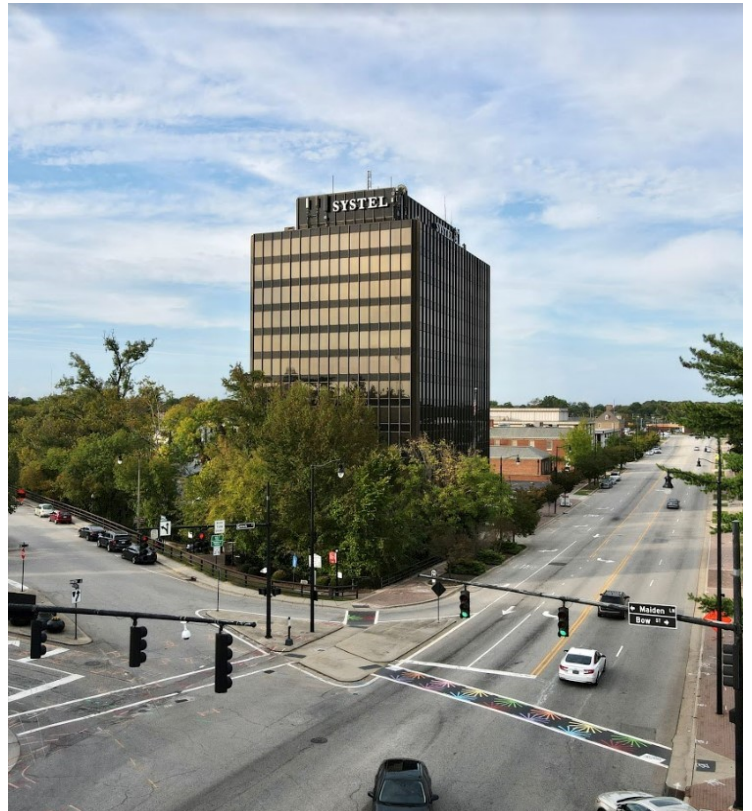
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