

FOR SUBLEASE



KRESS BUILDING

101 W Main St | Durham, NC 27701



CAPITAL
ASSOCIATES.

KRESS BUILDING

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PROPERTY TYPE	Office
BUILDING SIZE	49,000 SF
SUBLEASE PREMISES	7,306 SF
LEASING RATE	\$25.00/SF
LEASE TYPE	Full Service
LEASE EXPIRATION	November 20, 2026
YEAR BUILT	1930
YEAR RENOVATED	1982
COUNTY	Durham
LOCATION	Durham, NC
FLOORS	5
PARKING	Available at cost

HENRY NICHOLSON
919.417.3570
hnicholson@capitalassociates.com

WES JOHNSON
919.422.4853
wjohnson@capitalassociates.com



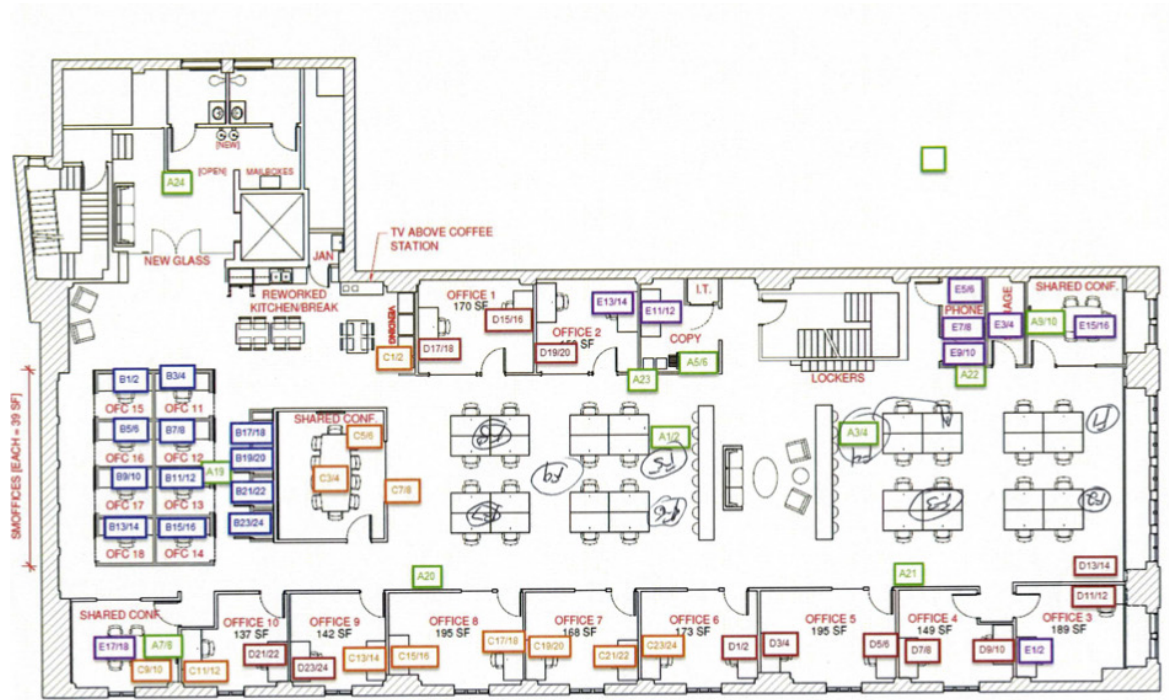
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AVAILABLE

Mezzanine Floor

7,306 SF



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PROPERTY HIGHLIGHTS

The Kress Building is a 49,000 SF five-story historic art deco office building in downtown Durham. Some of its highlights include:

- Located in the Five Points area of Downtown Durham
- Within walking distance to the American Tobacco District, DPAC, Durham Bulls Athletic Park, and Downtown Durham's many eateries
- 17 unreserved parking passes to the Church Street Garage (109 S Mangum St) available

Walk Score®



95

WALKER'S PARADISE

Daily errands do not require a car.



63

GOOD TRANSIT

Many nearby public transportation options.



74

VERY BIKEABLE

Biking is convenient for most trips.

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