



10-BUILDING PARK

# Office • Life Science • Flex

AERIAL CENTER PARKWAY, MORRISVILLE, NC 27560



## HIGHLIGHTS

### **CONNECTED & ACCESSIBLE**

Adjacent to RDU International Airport and I-40. 5 minutes to I-540

### **SURROUNDING AMENITIES**

Wide range of nearby restaurants, hotels, and services

### **ON-SITE AMENITIES**

A 3,000 SF tenant amenity space, outdoor seating

### **EXCEPTIONAL SERVICE**

Responsive on-site property management and maintenance teams

### **FLEXIBILITY**

Variety of space uses and expansion options within the park

### **EASE OF INGRESS/EGRESS**

Signalized entrance off of Airport Blvd



J.D. McNeill | 919 743 2561  
jd.mcneill@lpc.com

**Lincoln**  
lpc.com



Boost Productivity • Enhance Wellness  
Extend Work Space • Host Events

## 3,000 SF OF AMENITIES TO REFUEL YOUR ENGINE



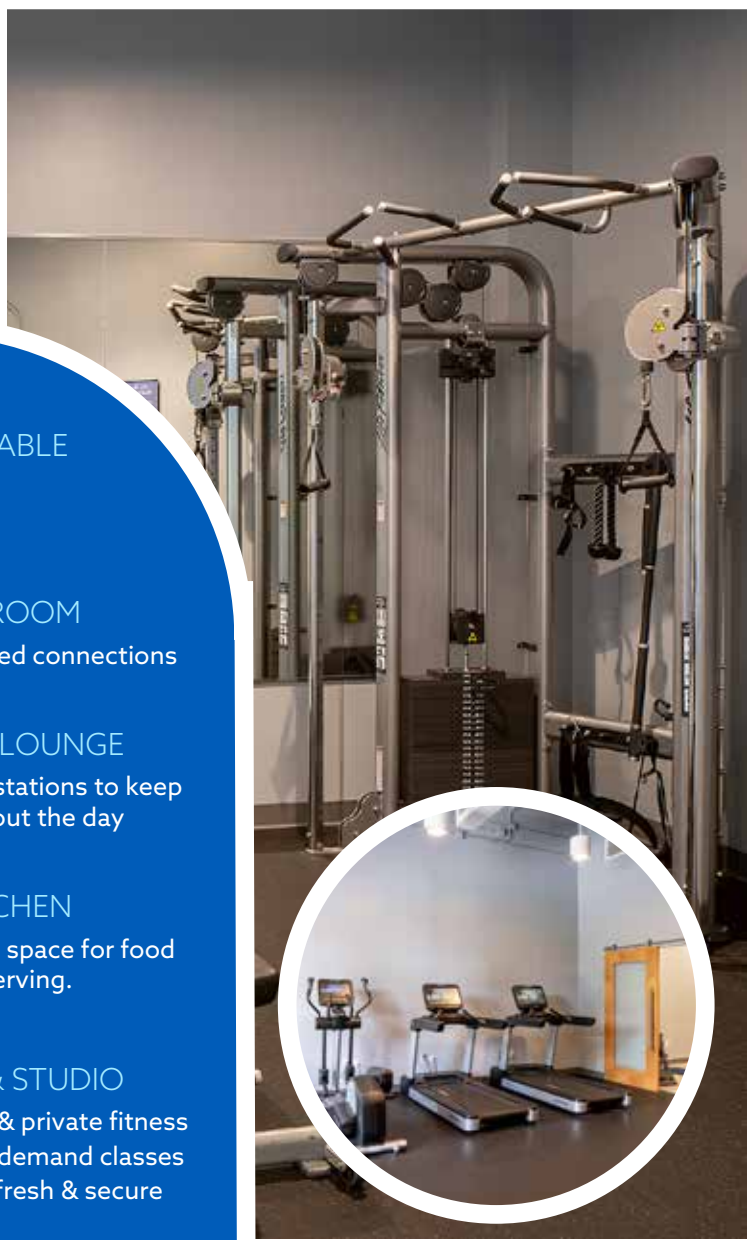
6-SEAT  
BAR-HEIGHT TABLE  
Flexible-use

12-SEAT  
CONFERENCE ROOM  
Apple TV, Miracast, & varied connections

INTERNET CAFE & LOUNGE  
Featuring built-in charging stations to keep  
you powered throughout the day

CATERING KITCHEN  
Hosting events with ample space for food  
preparation and serving.

FITNESS CENTER & STUDIO  
**Studio Space:** Yoga classes & private fitness  
**Peloton Bikes:** Live and on-demand classes  
**Showers and Lockers:** Refresh & secure



CLICK



to see availabilities and more at [aerialcenternc.com](https://aerialcenternc.com)



Lincoln

## CONNECTED LOCATION



**AIRPORT BLVD CORRIDOR** | 1 MIN

**I-40** | 2 MIN

**I-540** | 5 MIN

**HWY 54 / MIAMI BLVD CORRIDOR** | 8 MIN

**BRIER CREEK COMMONS** | 9 MIN

**RTP** | 10 MIN

**DOWNTOWN DURHAM** | 18 MIN

**ALEXANDER PLACE** | 10 MIN

**PARK WEST VILLAGE** | 11 MIN

**THE ARBORETUM** | 14 MIN

**DOWNTOWN CARY** | 15 MIN

**DOWNTOWN DURHAM** | 18 MIN

