

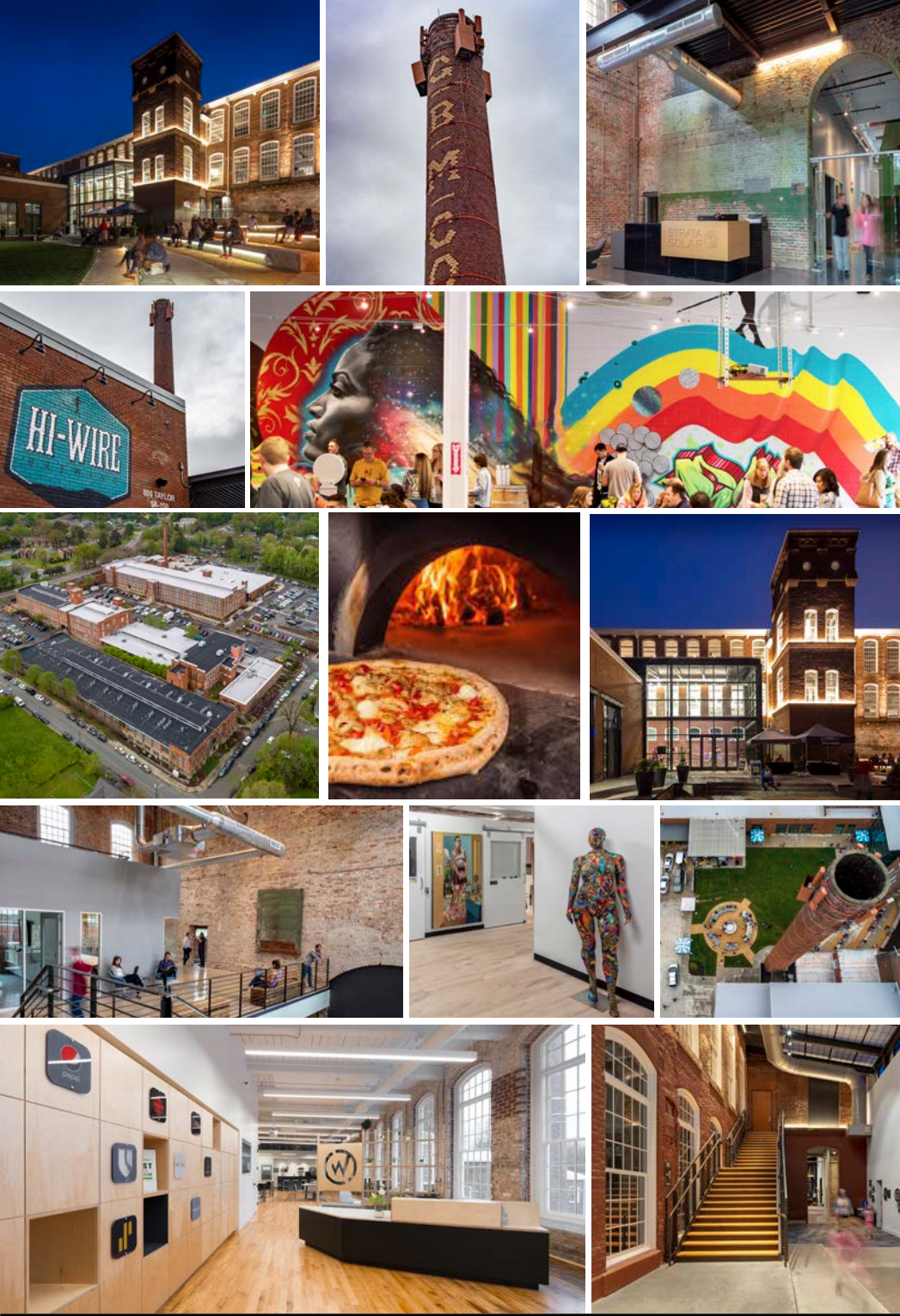
# GOLDEN BELT

CAMPUS

327,000 SF | MIXED USE | DOWNTOWN DURHAM

**NAITRI** PROPERTIES





## PROJECT OVERVIEW

A fully restored Golden Belt Campus—one of Durham’s last historic textile mills to be creatively reused—draws a captivating energy to downtown. Home to businesses such as Strata Solar, WillowTree, MetaMetrics, Cotton Room and Pairwise, GBC has transformed a piece of Durham’s industrial past into a vital hub where people live, create, and work.

With over 350,000 SF of residential and Class-A commercial space, **GBC combines a vibrant local arts community, airy loft living, and modern offices in a historic setting, while also saving space for fun.** This project has become recognized for its lively community with features that embrace the urban industrial aesthetic.

Explore an art gallery show, enjoy a beer and games at Hi-Wire Brewing, or check out a concert at the Mill Stage. **GBC is the go-to, must-have place for creative pursuits, cultural events and a hip lifestyle allowing companies to capture and retain the best and brightest.**

We invite you to join us in growing downtown Durham’s vibrant community at Golden Belt Campus.



SCAN OR CLICK FOR  
OVERALL GOLDEN BELT CAMPUS VIDEO



PAIRWISE PLANTS

Scan or Click for  
Video of  
Pairwise Space



## PROJECT HIGHLIGHTS

- 350,000 square feet on the National Historic Register as the Golden Belt Manufacturing Company
- One of Durham's last historic textile mills to be creatively reused
- Creative Office, Retail, Live/Work Apartments, Artist Studios, Live Music, Events and more
- Exposed brick and beam with 12'+ ceilings and large windows offering rich, natural light
- Built in 1901, fully renovated in 2008 (Golden Belt) and 2018 (Mill No.1)
- Free on-campus parking and significant free public parking surrounding the campus



WILLOWTREE

Scan or Click for  
Video of  
WillowTree



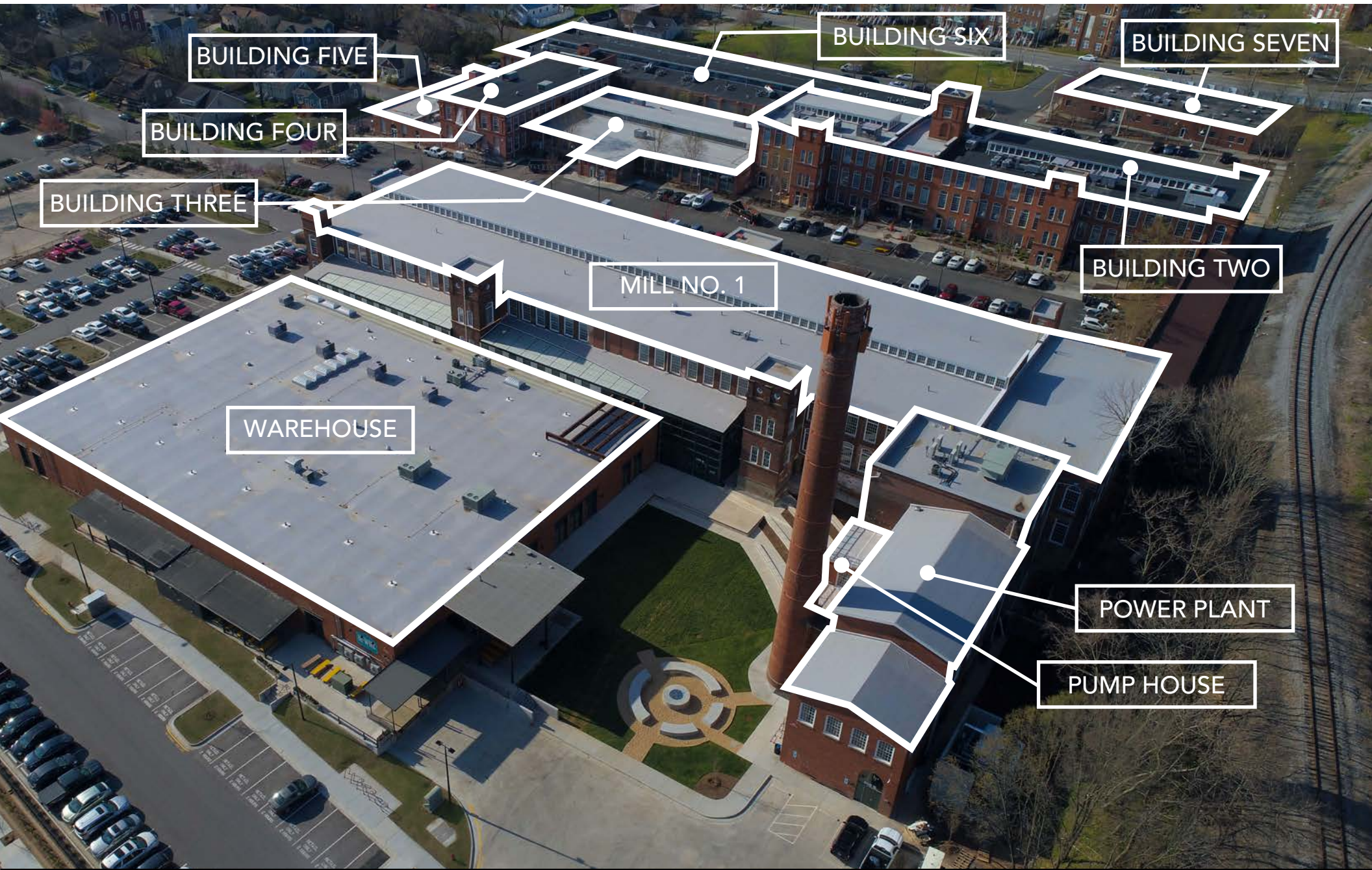
## DYNAMIC TENANTS | AUTHENTIC CULTURE



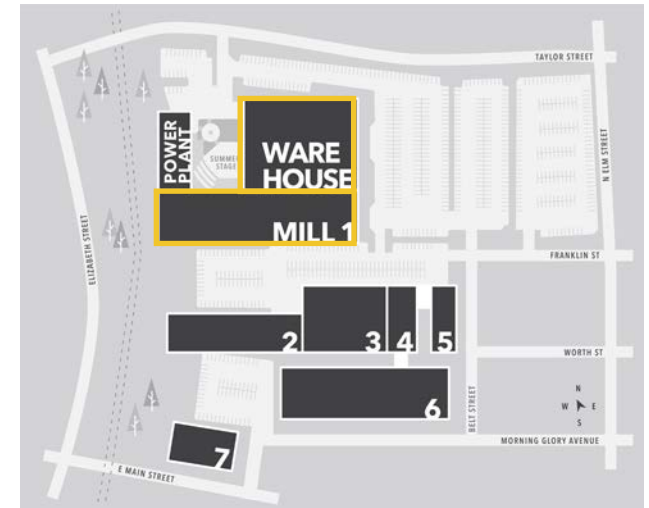
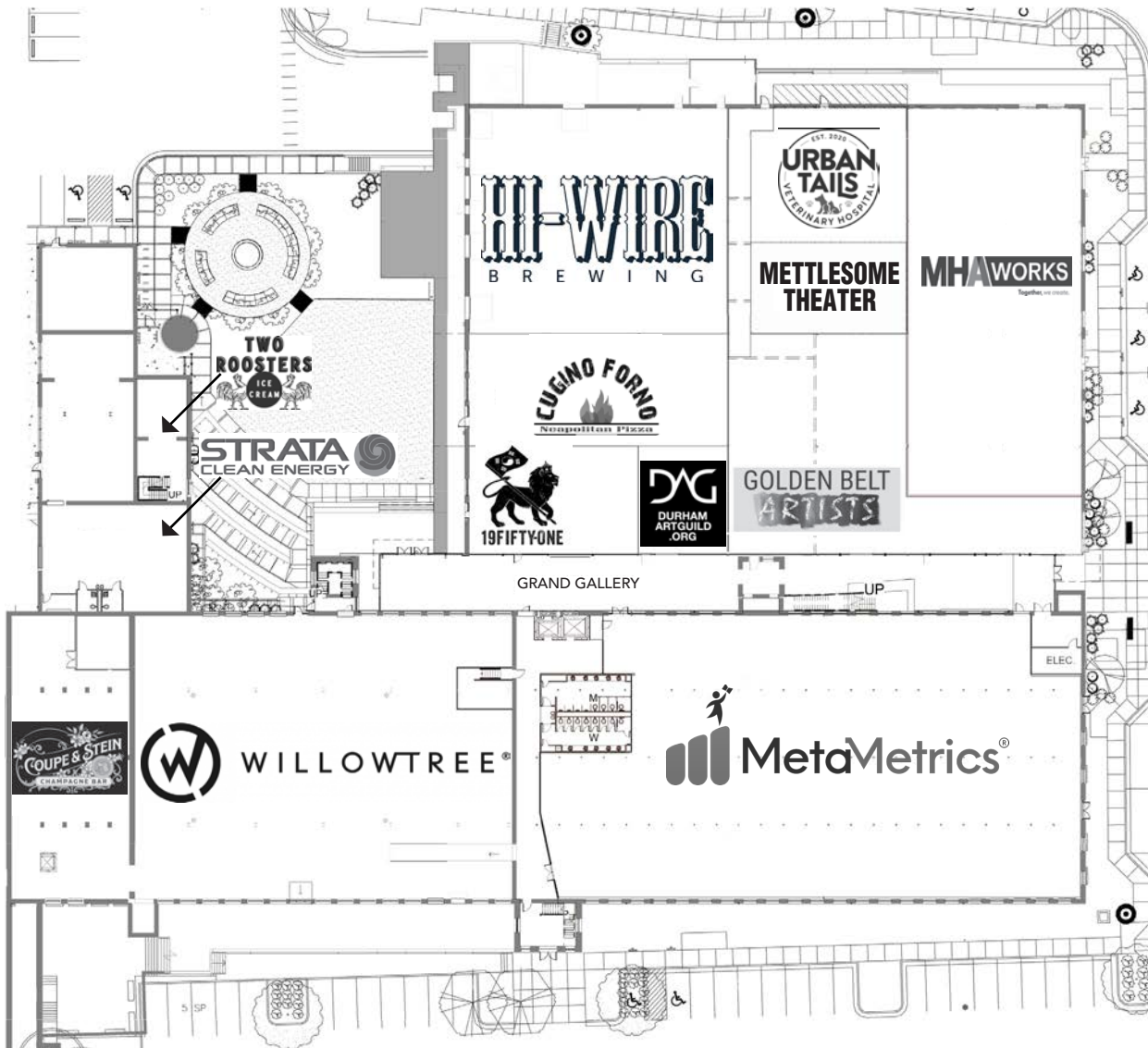
# MASTER PLAN



# GOLDEN BELT CAMPUS



# MILL NO. 1 & WAREHOUSE

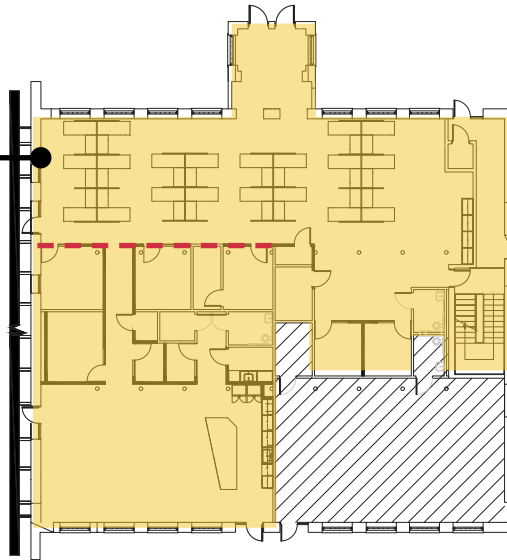


**AVAILABLE OFFICE + RETAIL**

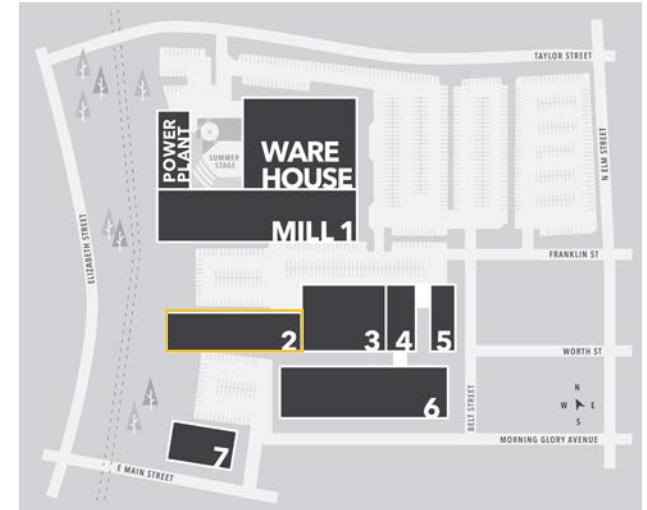
FULLY LEASED

# GOLDEN BELT - BUILDING 2

Suite 2-120  
 First Floor  
 5,803 RSF  
 (divisible to 3,800 RSF)



Suite 2-200  
 Second Floor  
 10,004 RSF



## AVAILABLE OFFICE

3,800 - 15,807 RSF  
 Furniture, fixtures, equipment available

Scan or Click for  
 Virtual Tour

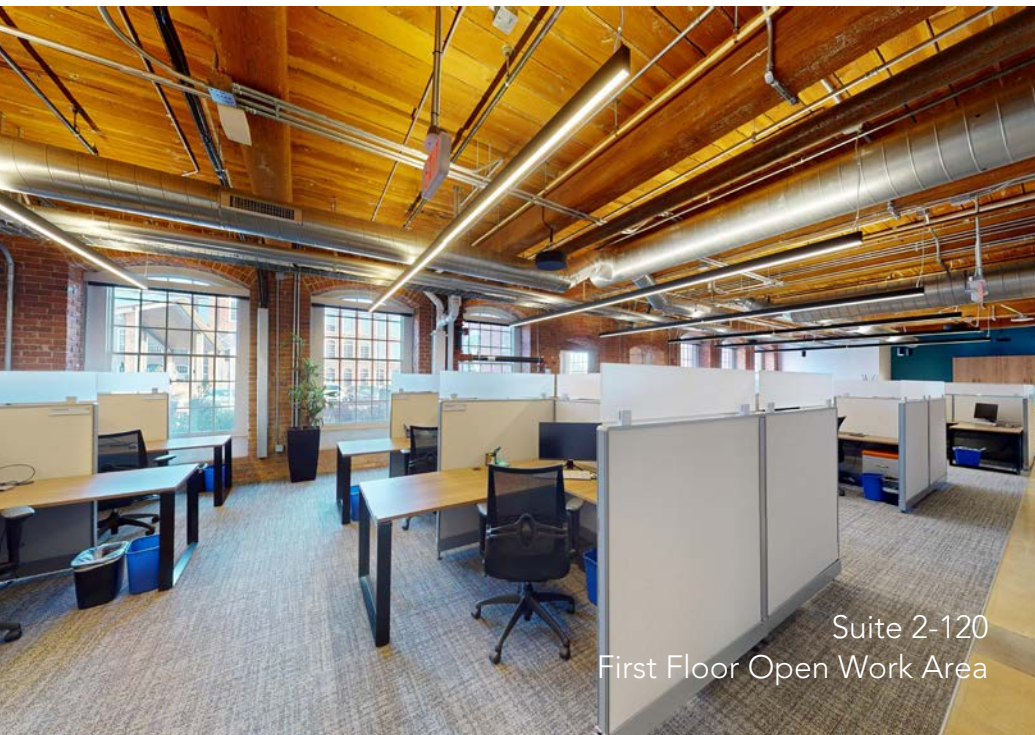




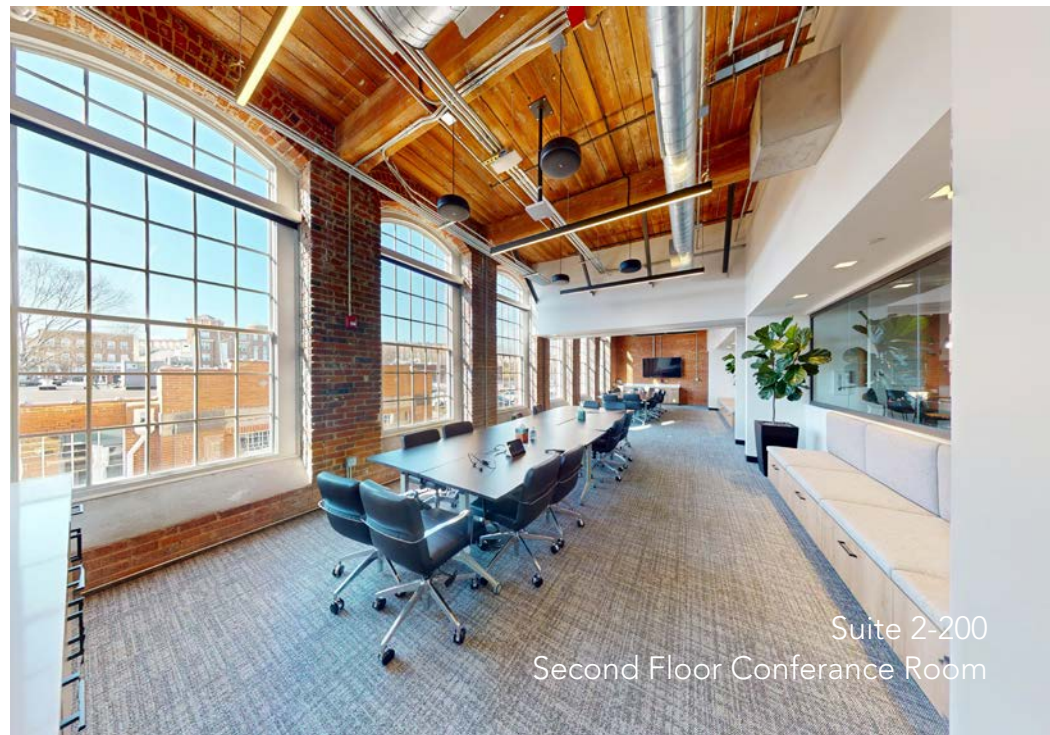
Suite 2-200  
Second Floor Lobby/Main Entrance



Suite 2-120  
First Floor Breakroom



Suite 2-120  
First Floor Open Work Area

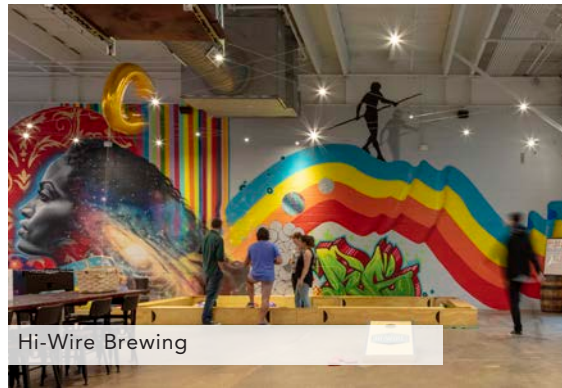


Suite 2-200  
Second Floor Conference Room

Downtown Durham is the historic and geographic soul of a vibrant, distinct, and creative Southern city. Home to several landmarks on the National Register of Historic Places and alive with food, arts, culture, and dozens of events throughout the year, it's an area that offers something new with every visit. Downtown is comprised of 7 unique districts, each with its own personality, and they are easily explored by foot.



Empower Dance Studio



Hi-Wire Brewing



Two Roosters Ice Cream



YAYA Tea



Urban Tails



Mettlesome Theater



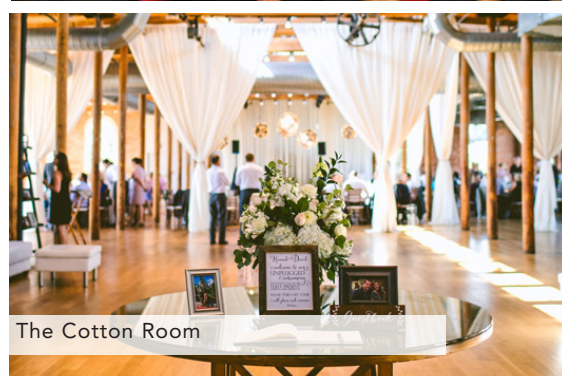
Cugino Forno



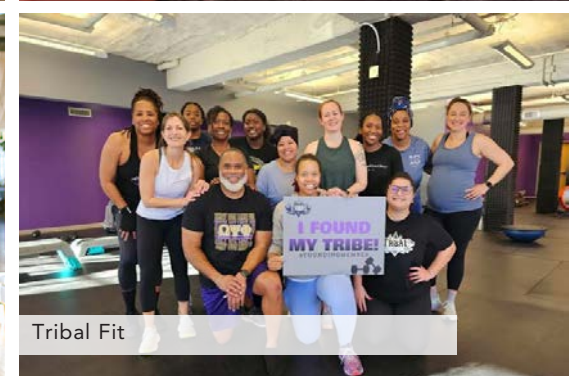
Dogstar Tattoo



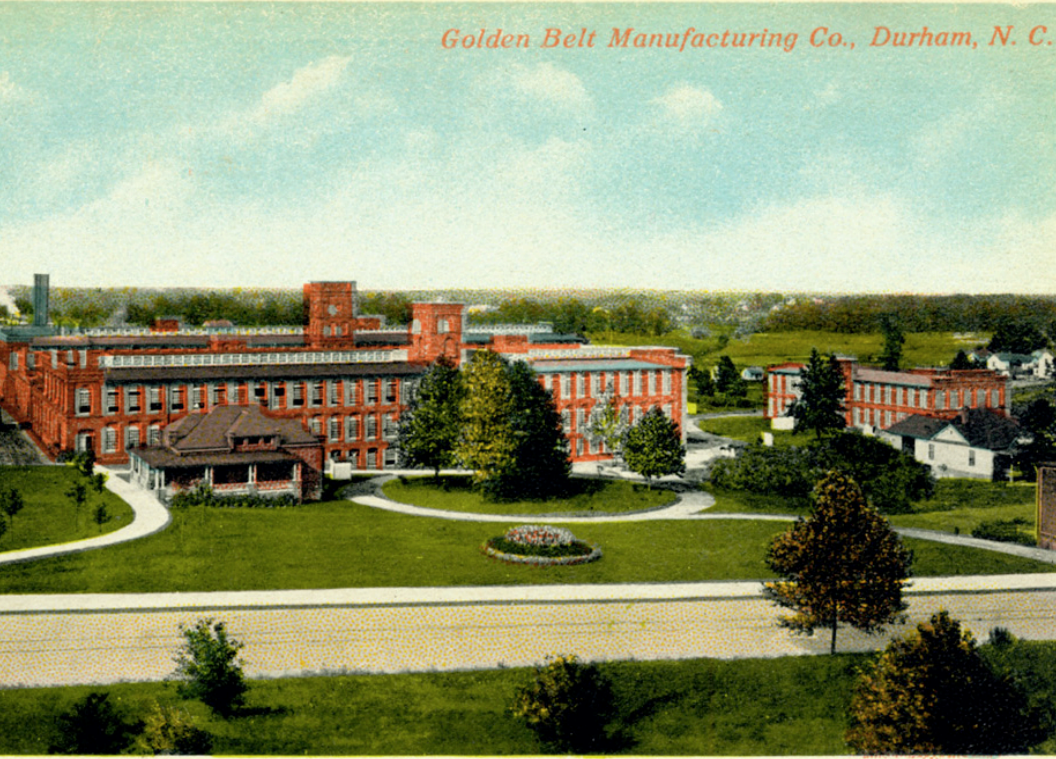
Moshi Moshi



The Cotton Room



Tribal Fit



## HISTORY

Nearly everything that has made Durham the City it is today can be traced to the brightleaf tobacco that grew in a band of poor soils stretching across the Carolina piedmont (The Golden Belt).

A textile factory intimately linked with tobacco production, the Golden Belt Manufacturing Company started in the Old Bull Building at American Tobacco before Julian Carr constructed the large plant on East Main Street to cut and sew bags for loose leaf tobacco. The company later branched into hosiery production and paper products - cartons and packaging for Lucky Strike cigarettes were made here. After outlasting all of its early textile contemporaries, Golden Belt closed in 1994.

In 2008, Buildings 2 through 7 were redeveloped as a mixture of residences, artists studios, office space, and retail.

The 175,000 square foot cotton mill and the power house however continued to loom over their renovated sister buildings, windows bricked, until the entire Golden Belt campus was acquired in 2016 by New York based LRC Properties. Utilizing Historic Tax Credits, LRC embarked on a complete renovation of the northern portion of the campus, including the 118 year old cotton mill and power plant – the last pieces in a fully renovated and unified Golden Belt Campus.

[goldenbeltarts.com/available-space/](http://goldenbeltarts.com/available-space/)



SCAN OR CLICK FOR  
VIDEO OF THE COMPANIES AT GOLDEN BELT

source: preservation durham

# GOLDEN BELT

CAMPUS

807 E MAIN ST & 800 TAYLOR ST DOWNTOWN DURHAM

[goldenbeltarts.com/available-space/commercial/](http://goldenbeltarts.com/available-space/commercial/)

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