

7530 Ramble Way, Suite 107

Raleigh, North Carolina 27616

FOR
SALE/LEASE



Excellent Opportunity for Retail, Office or Medical Users

Features

- 1,695 SF Suite in The Shoppes at Greenway
- Located in a high growth area off Hwy 401
- Excellent opportunity for Retail, Office or Medical user to own or lease the space
- Traffic count in front of the center is 39,000 cars per day.
- **NEW REDUCED PRICE: \$369,000**
- **Lease Rate: \$20/SF, NNN**



For more information,
please contact:

Jimmy Woody

919.833.2213

jwoody@
insightpropertygroup.com

Insight Property Group

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Raleigh, NC 27609
919.833.2200

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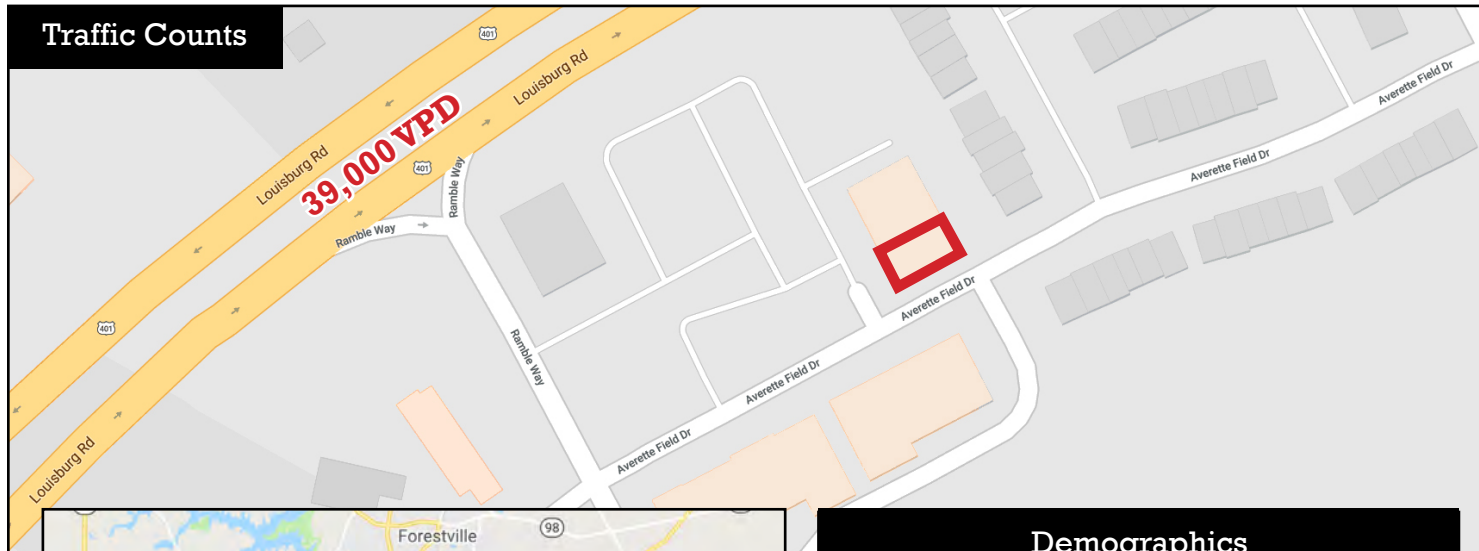
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Traffic Counts



Demographics

	1 Mile	3 Miles	5 Miles
2019 Total Population	4,521	57,051	152,739
2024 Population Projections	5,008	62,643	167,741
Pop Growth 2019-2024	10.77%	9.80%	9.82%
Average Age	33.50	34.30	36.00
2019 Total Households	1,580	20,260	56,737
HH Growth 2019-2024	10.76%	9.60%	9.54%
Median Household Income	\$84,585	\$72,704	\$71,606
Ave Household Size	2.80	2.80	2.60
Median Home Value	\$226,953	\$209,712	\$235,857

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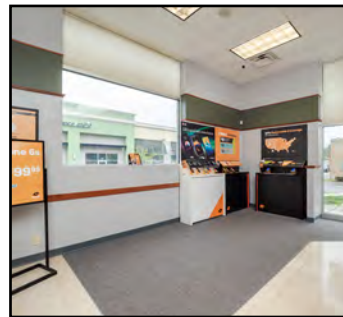
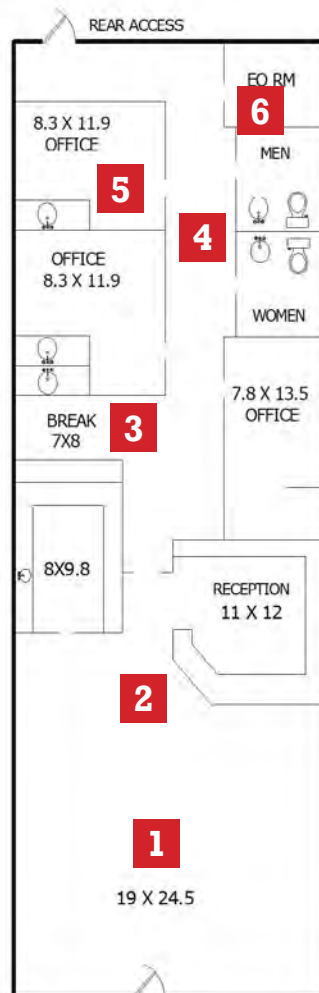
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1

Entry



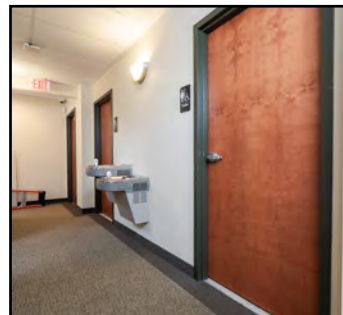
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Reception



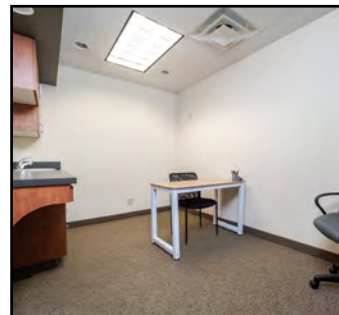
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Break



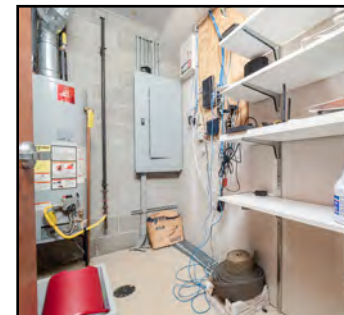
4

Hallway



5

Office



6

Equipment

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