# AVISON YOUNG 101 Cosgrove Avenue #170



## Opportunity

- 3,773-sf office suite for lease
- End-cap position offers abundance of natural light
- First floor with patio at entrance
- Private entrance from within building
- Excellent visibility along NC Highway 15-501
- Signage available on two sides of the building, including over suite entrance

## Rate

– \$24.00/sf, Full Service

## Location

- Chapel Hill location within a mile of I-40 and Franklin Street
- Close proximity to upcoming Wegmans
- Located on bus line

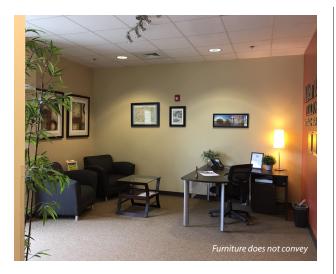


For more information, please contact:

#### Janet Clayton, Principal D 919 420 1581 janet.clayton@avisonyoung.com

5440 Wade Park Boulevard Suite 200 Raleigh, NC 27607 919 785 3434





# Traffic Counts

NC DOT NC Highway 15-501 Vehicles Per Day (VPD) 48,000



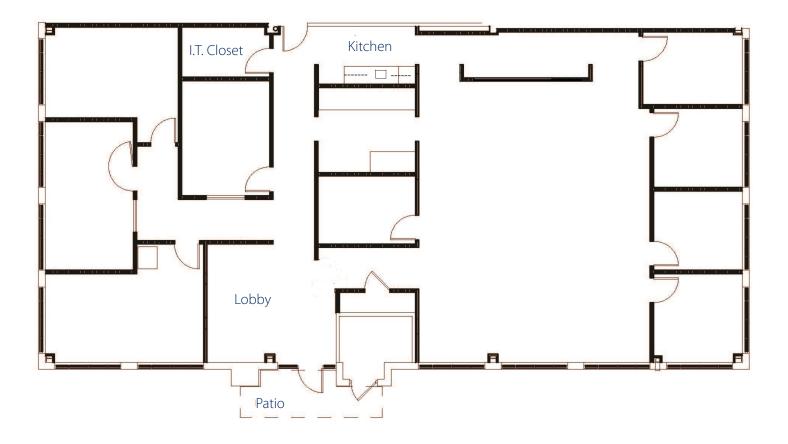


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# Floor Plan



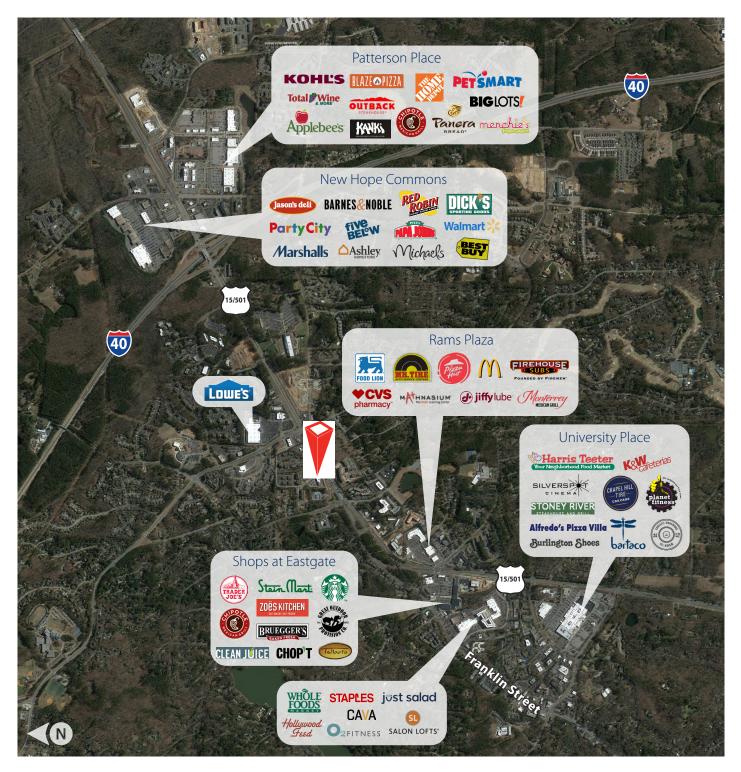


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## Amenities



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