



2717

GLENWOOD AVENUE

RALEIGH, NC 27608

SALES PRICE:

\$859,000



INSIDE THE BELTLINE:
BUILD-TO-SUIT OR LAND FOR SALE

SITE

CAROLINA
COUNTRY CLUB

EDINBURGH ROAD

LAKE BOONE TRAIL

GLENWOOD AVENUE

GLENWOOD
VILLAGE

Harris
Teeter
Neighborhood Food & Pharmacy

GLENWOOD
GRILL

Domino's

OBERLIN ROAD



1001 Wade Avenue, Suite 300, Raleigh, NC 27605
trademarkproperties.com • 919.782.5552

2717 GLENWOOD AVENUE RALEIGH, NC 27608

INSIDE THE BELTLINE
LAND FOR SALE

PROPERTY DESCRIPTION

- 0.59 acres available in a prime Raleigh location
- Zoned OX-3 for office development
- Site approved for 10,000 SF building up to 35' height
- Plans available to qualified prospects
- Offered as a build-to-suit

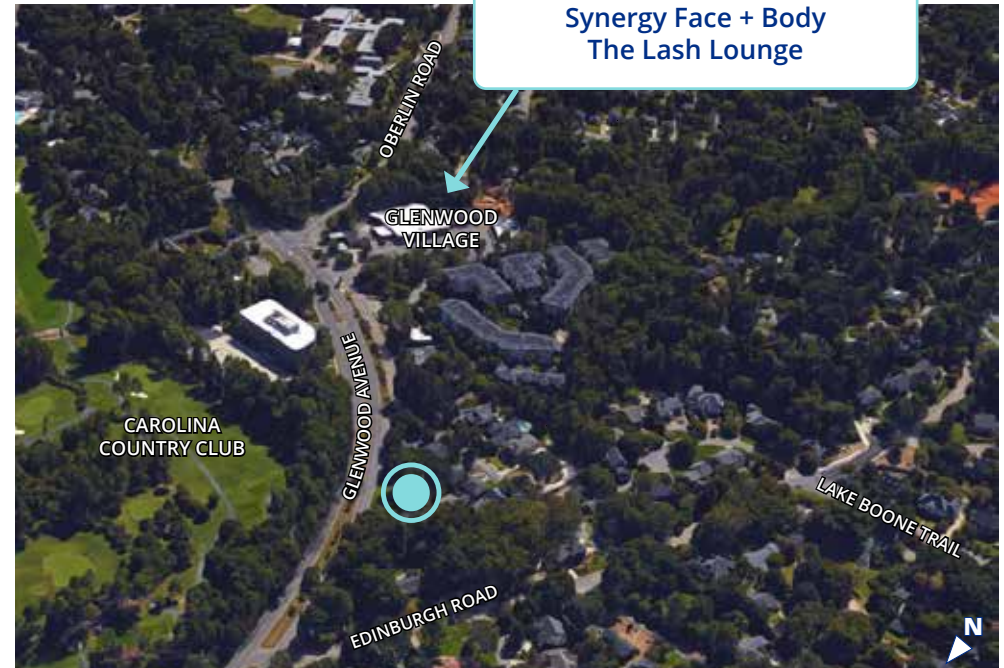
AREA DESCRIPTION

- Strong demographics surrounding property
- Located across from Carolina Country Club and within walking distance of Glenwood Village
- Located on Glenwood Avenue conveniently located to downtown and I-440
- Site presents the rare opportunity to purchase property fronting Glenwood Avenue inside the beltline

SALES PRICE:
\$859,000

GLENWOOD VILLAGE

Carolina Barre & Core
Domino's Pizza
Frame Warehouse
Glenwood Grill
Hako Sushi
Harris Teeter
Heregthy's Heavenly Delicious
Prime Cleaners
Synergy Face + Body
The Lash Lounge



JIM HARRIS

jharris@trademarkproperties.com

919.227.5513 direct 919.649.6114 mobile

The information contained herein was obtained from sources believed reliable; however, TradeMark Properties makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.



1001 Wade Avenue, Suite 300, Raleigh, NC 27605
trademarkproperties.com • 919.782.5552

2717 GLENWOOD AVENUE
RALEIGH, NC 27608

INSIDE THE BELTLINE
LAND FOR SALE

CONCEPTUAL BUILD-TO-SUIT



JIM HARRIS

jharris@trademarkproperties.com

919.227.5513 *direct* 919.649.6114 *mobile*

The information contained herein was obtained from sources believed reliable; however, TradeMark Properties makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.



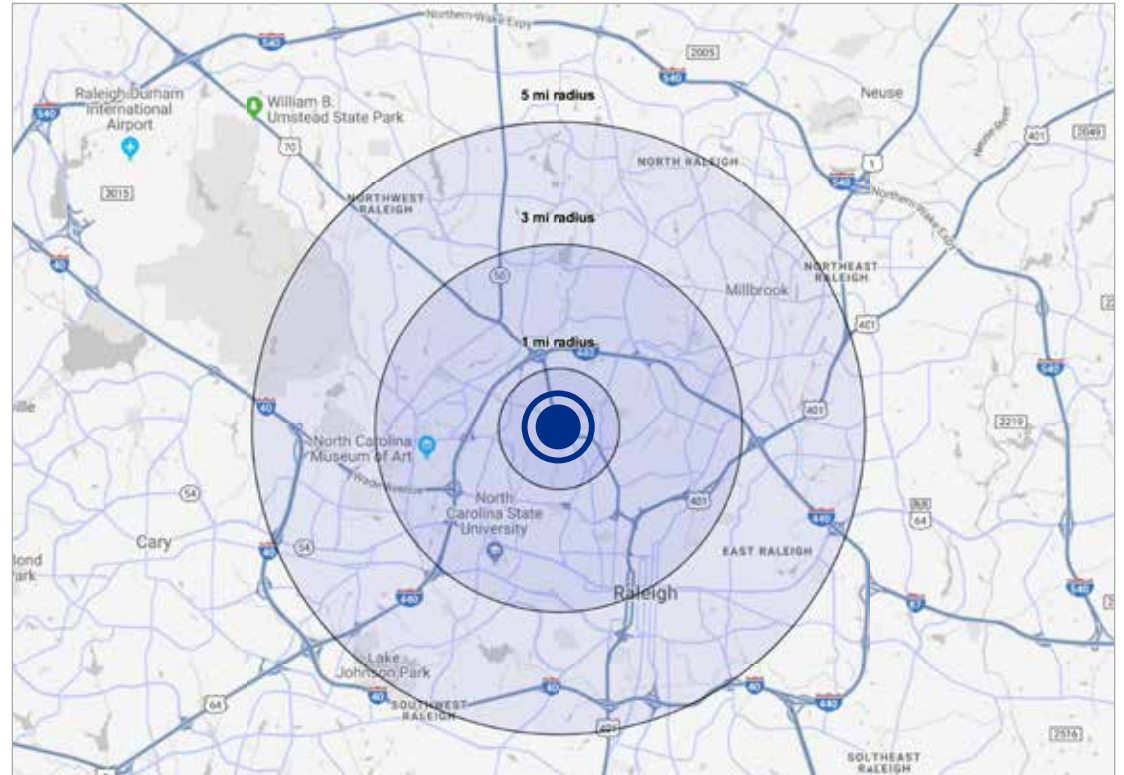
1001 Wade Avenue, Suite 300, Raleigh, NC 27605
trademarkproperties.com • 919.782.5552

2717 GLENWOOD AVENUE RALEIGH, NC 27608

**INSIDE THE BELTLINE
LAND FOR SALE**

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION			
Estimated (2019)	7,515	97,613	252,848
Projected (2024)	8,258	106,220	276,821
HOUSEHOLDS			
Estimated (2019)	3,332	42,557	111,218
Projected (2024)	3,693	47,314	123,788
AVERAGE HOUSEHOLD INCOME			
Estimated (2019)	\$213,934	\$114,522	\$89,418
Projected (2024)	\$239,243	\$123,211	\$95,216



JIM HARRIS

jharris@trademarkproperties.com

919.227.5513 direct 919.649.6114 mobile



1001 Wade Avenue, Suite 300, Raleigh, NC 27605
trademarkproperties.com • 919.782.5552

The information contained herein was obtained from sources believed reliable; however, TradeMark Properties makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.