



## Opportunity

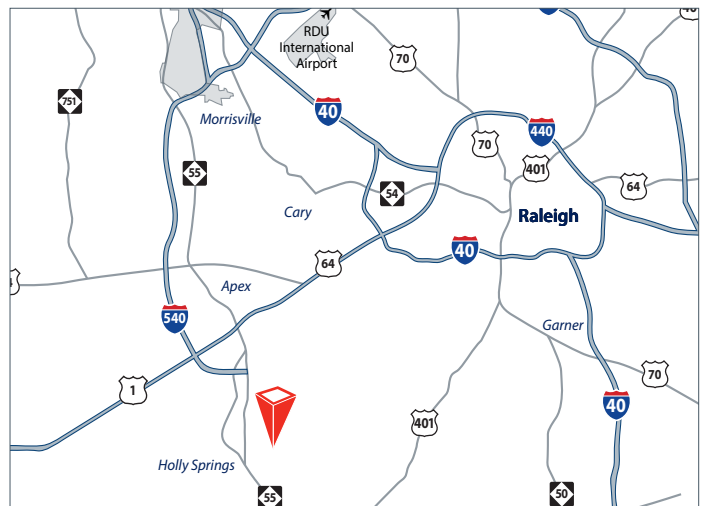
- 900 sf available
- Ideal for medical office use
- Second floor
- Facade signage available
- Elevator

## Rate

- \$18.00/sf, MG
- Tenant pays for utilities

## Location

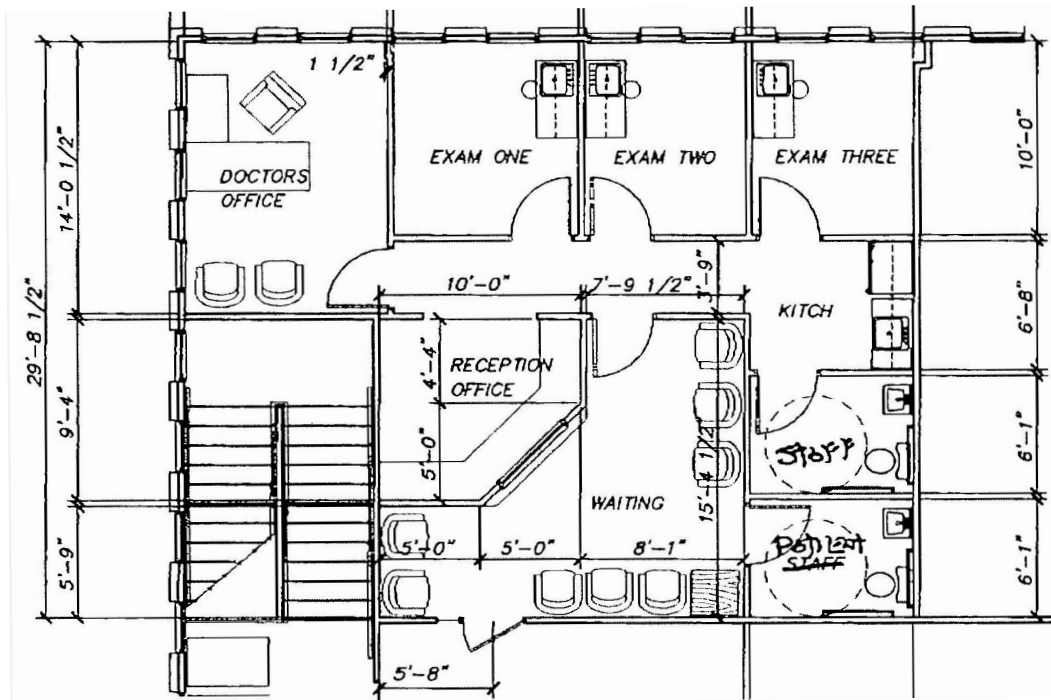
- Located in Holly Springs Professional Center
- Southwest Wake County Submarket
- One mile to restaurants and retail at Sunset Lake Commons Shopping Center
- Less than two miles to Downtown Holly Springs
- Less than two miles to Highway 55
- Approximately three and a half miles to I-540



For more information, please contact:

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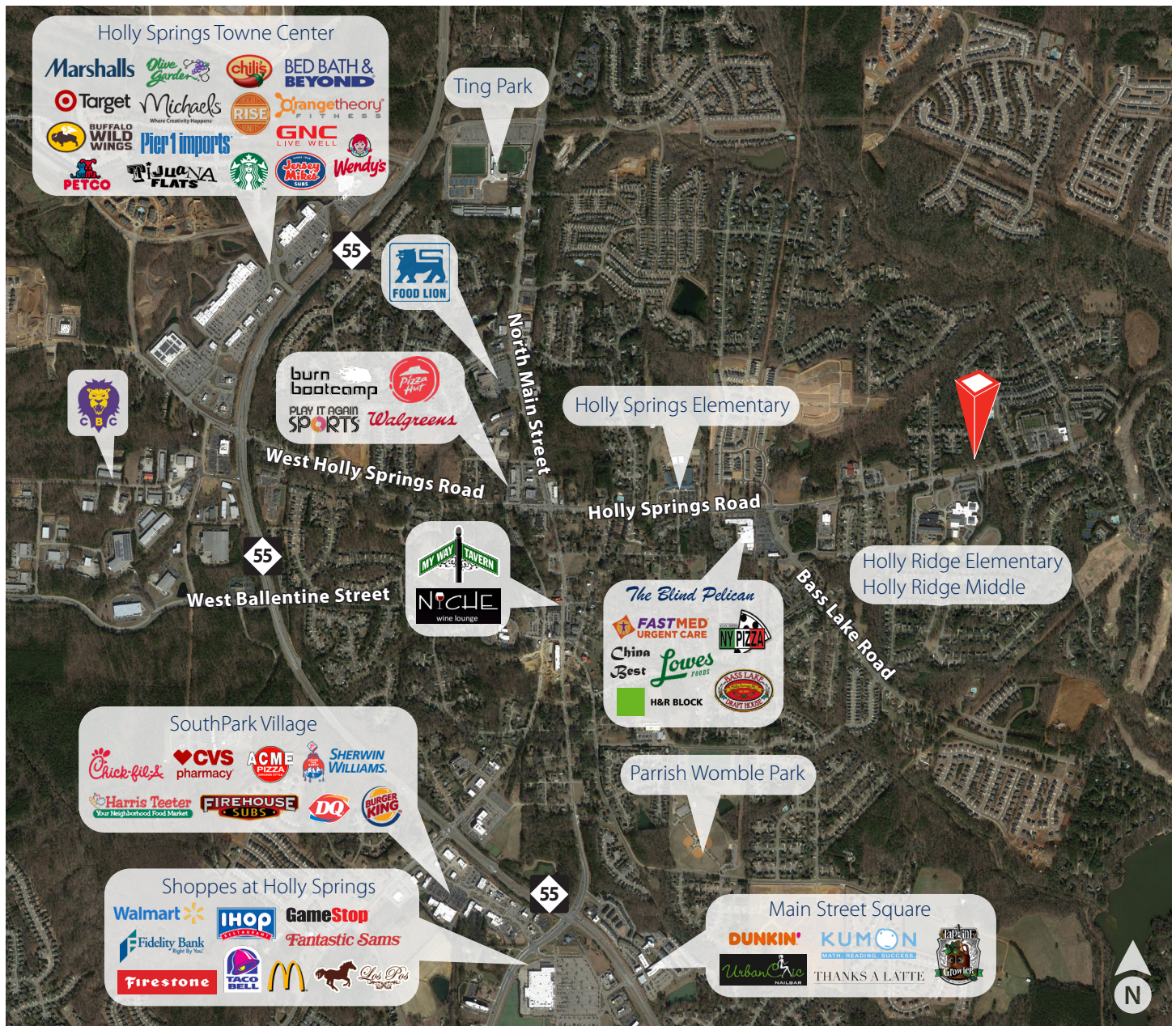


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Nearby Amenities



Demographics

Esri 2019	1 Mile	3 Miles	5 Miles
Population	8,644	49,678	104,921
Households	2,768	16,655	35,874
Avg. Household Income	\$108,231	\$102,027	\$101,600

Traffic Counts

Esri	Vehicles Per Day (VPD)
Holly Springs Road	13,000
Sunset Lake Road	9,300
Highway 55	26,000



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