



6750 TRYON ROAD

CARY, NC 27518

17,730 SF OF OFFICE SPACE FOR LEASE



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

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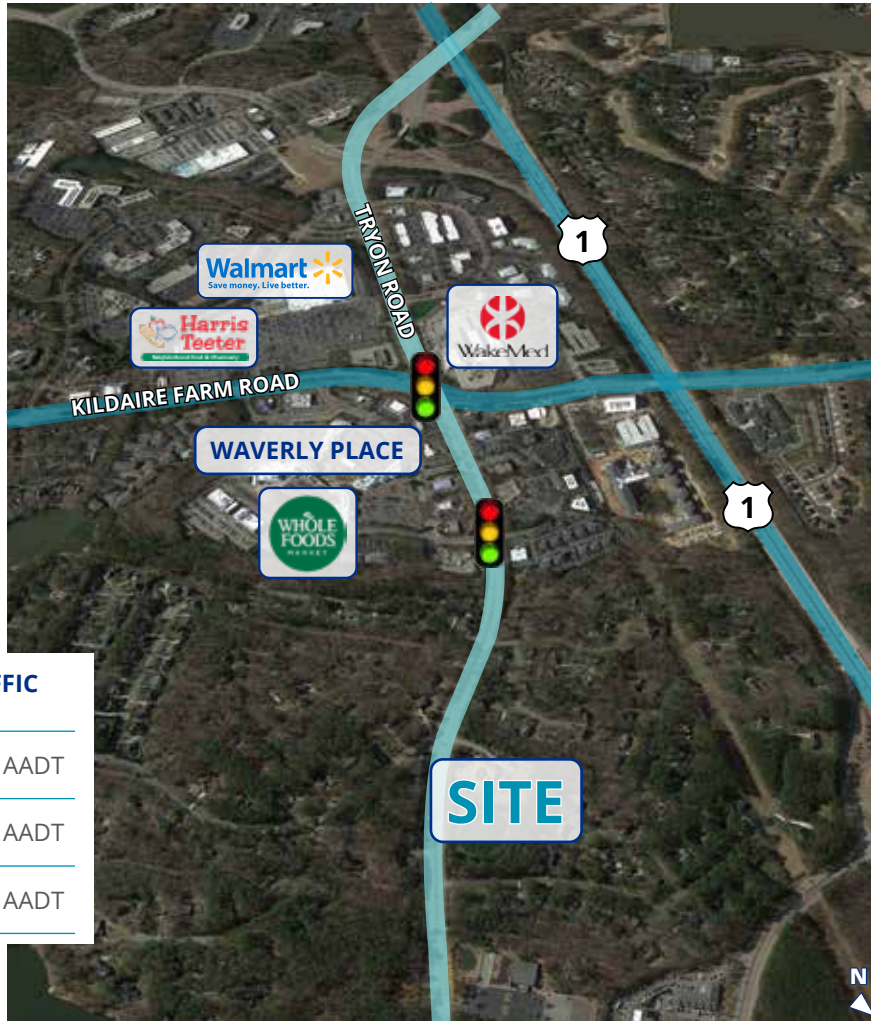
17,730 SF OF OFFICE SPACE
FOR LEASE

ABOUT THE PROPERTY

- 17,730 SF of office space for lease
- Single-story building, converted to office space
- Mix of hard-wall offices and open work space
- Plenty of natural light
- Vaulted ceilings in open work area
- Free on-site parking

ANNUAL AVERAGE DAILY TRAFFIC COUNT - NCDOT 2017

US-1	104,000 AADT
Kildaire Farm Road	32,000 AADT
Tryon Road	25,000 AADT



ASKING RATE

\$17.00/SF, NNN

ABOUT THE LOCATION

- Located in east Cary, less than a quarter-mile to Waverly Place & WakeMed Cary Hospital
- Waverly Place is an open-air shopping center and community gathering place with weekly concerts and events
- WakeMed Cary Hospital is Cary's only full-service hospital
- Also near several newly developed or proposed skilled nursing facility and retirement communities
- Great visibility along one of Cary's busiest corridors

FRED DICKENS

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SARAH WARREN

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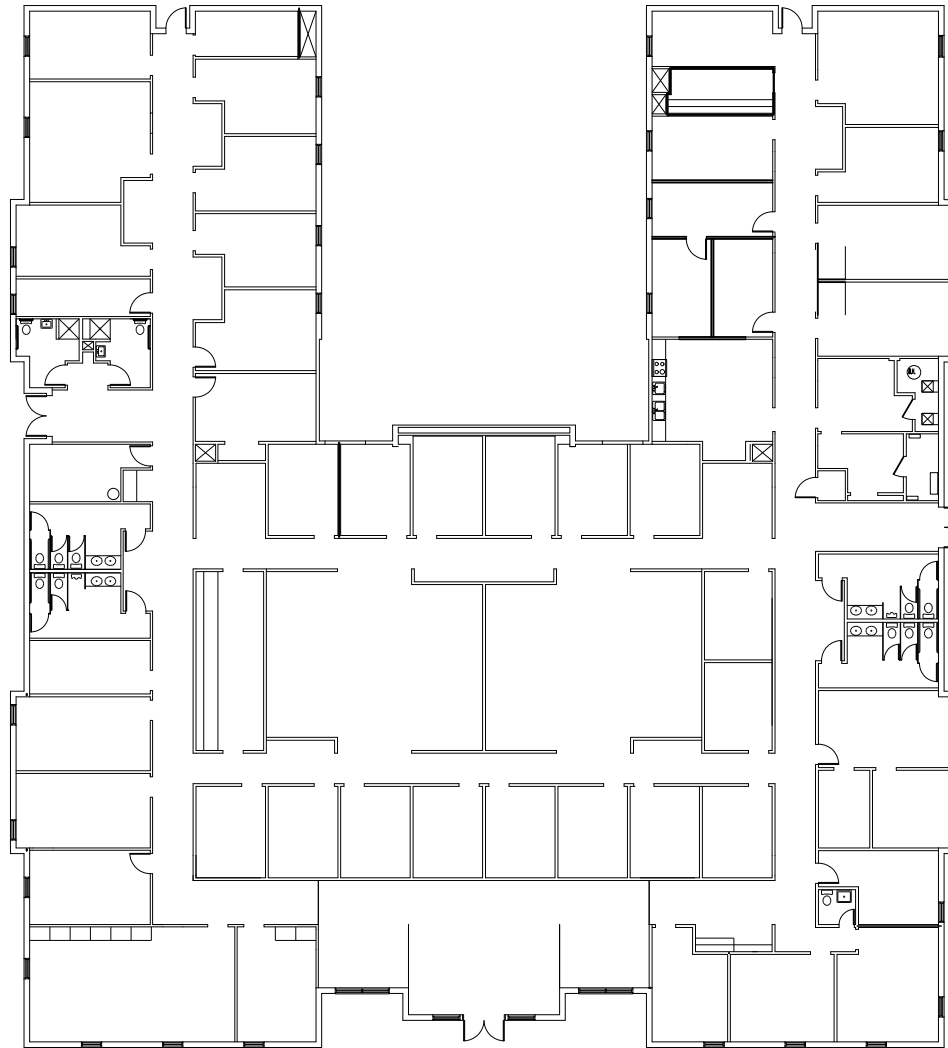
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FLOOR PLAN



TRYON ROAD

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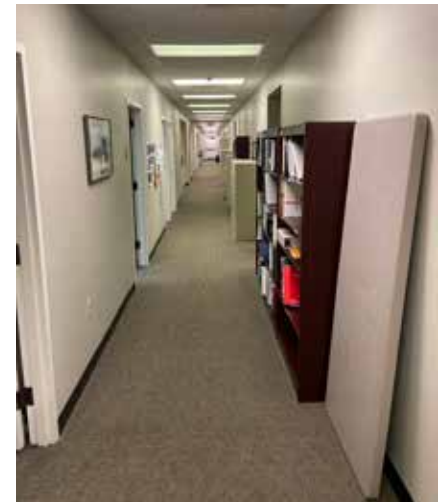


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CONCEPTUAL SITE PLAN

— INCLUDED IN OFFICE LEASE



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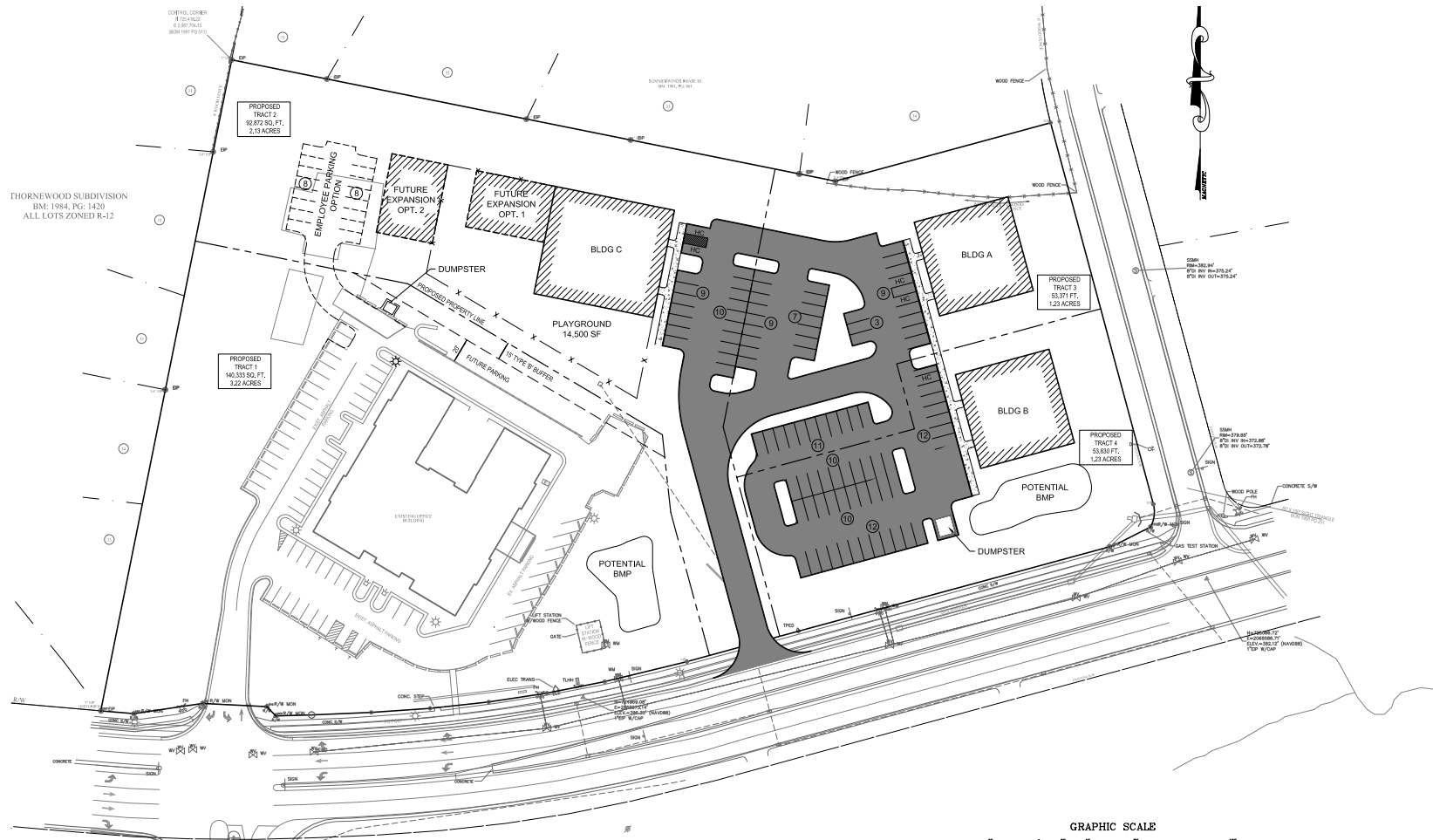
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MULTIPLE BUILDING SITE PLAN



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NEARBY RETAIL



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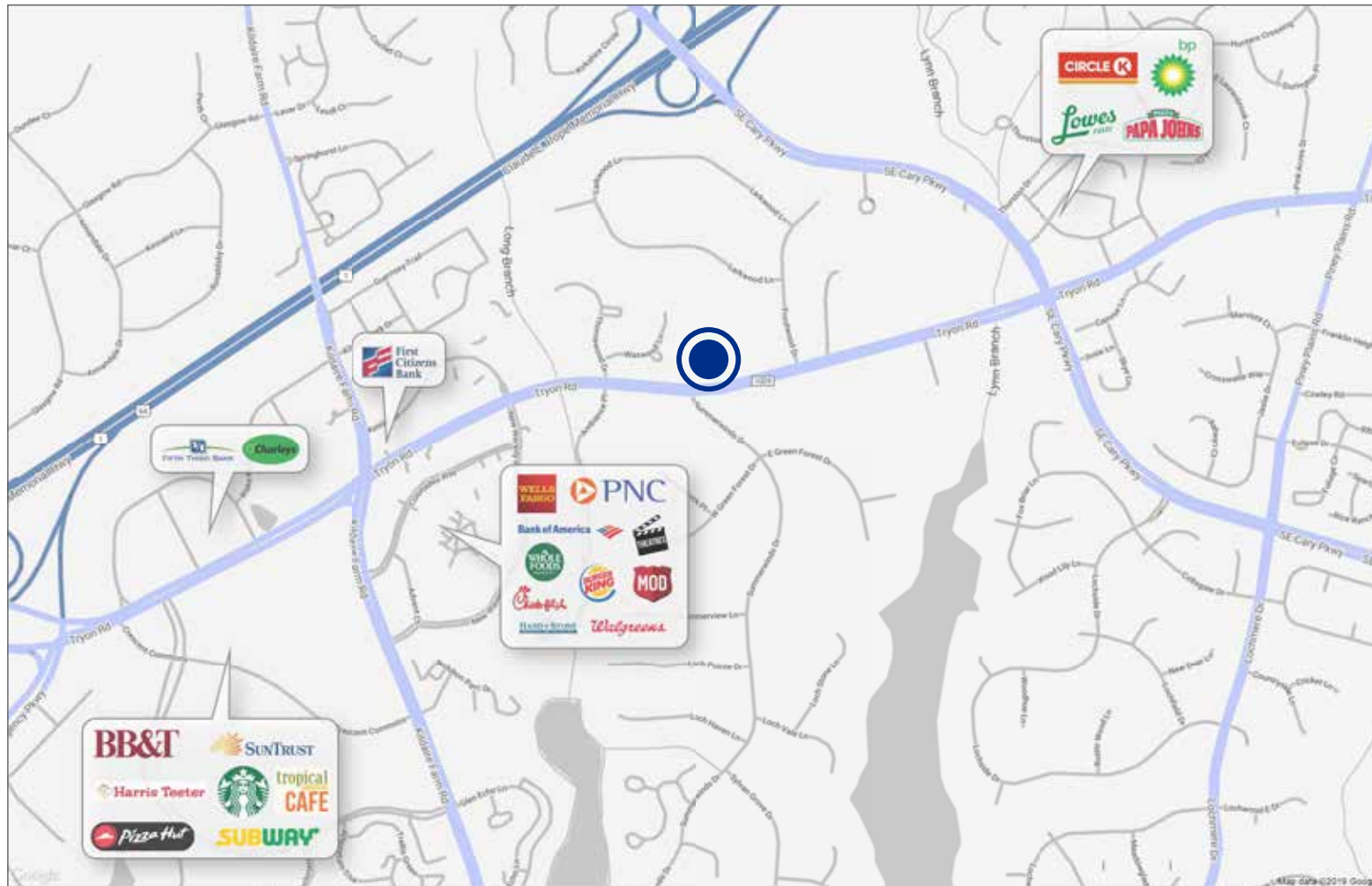
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