



GODAVARI
Truly South Indian

100
JERUSALEM DR

RESTAURANT SPACE
FOR LEASE

100 Jerusalem Drive, Morrisville, NC 27560

AGENT

JAMES TROXLER

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919.645.2771

LOCATION

100 Jerusalem Drive
Morrisville, NC 27560

york

YORK PROPERTIES

2108 Clark Avenue
Raleigh, NC 27605
919.821.1350

yorkproperties.com
@yorkproperties1



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DETAILS

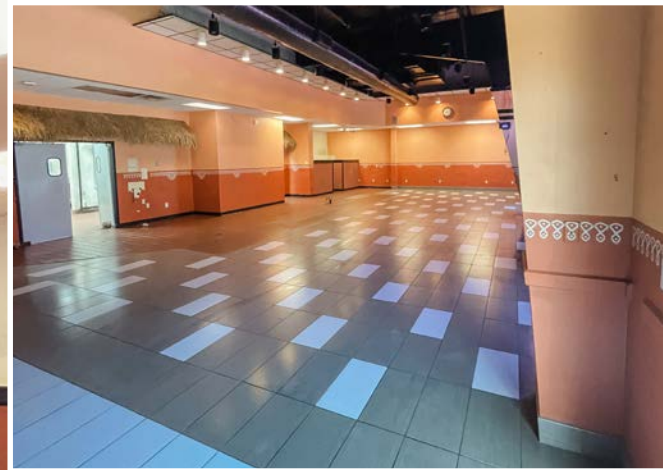
TYPE: RETAIL

LEASE RATE: \$27.50 PSF | \$3.50 SF TICAM

SIZE: ± 4,755 SF

- 100 Jerusalem Drive Morrisville, NC Suite 108
- Co-Tenants include Babymoon Café and Dim Sum House
- Second generation restaurant space
- Full kitchen with 18 ft hood in place, dining room, bar and event room
- Facing Airport Boulevard
- 132 parking spaces on site
- Traffic counts on Aviation Pkwy exceed 18,500 cars per day







RESEARCH TRIANGLE AREA

IBM
UNC Rex Healthcare
SAS Institute
Lenovo
Fidelity Investments
Biogen
Credit Suisse
Netapp
Griffols

Dell
MedPharmUS
Q2 Solutions
KBI Biopharma
Marken
Bioventus

Oracle
Teleflex
Spectrum
Apptio
ChannelAdvisor

Walmart Supercenter
Bruegger's Bagels

Fount Coffee + Kitchen
G.58 Cuisine
Teriyakin
Yin Dee

100 JERUSALEM DRIVE

RDU AIRPORT

Southwest
Alaska
American Airlines
Delta
Frontier

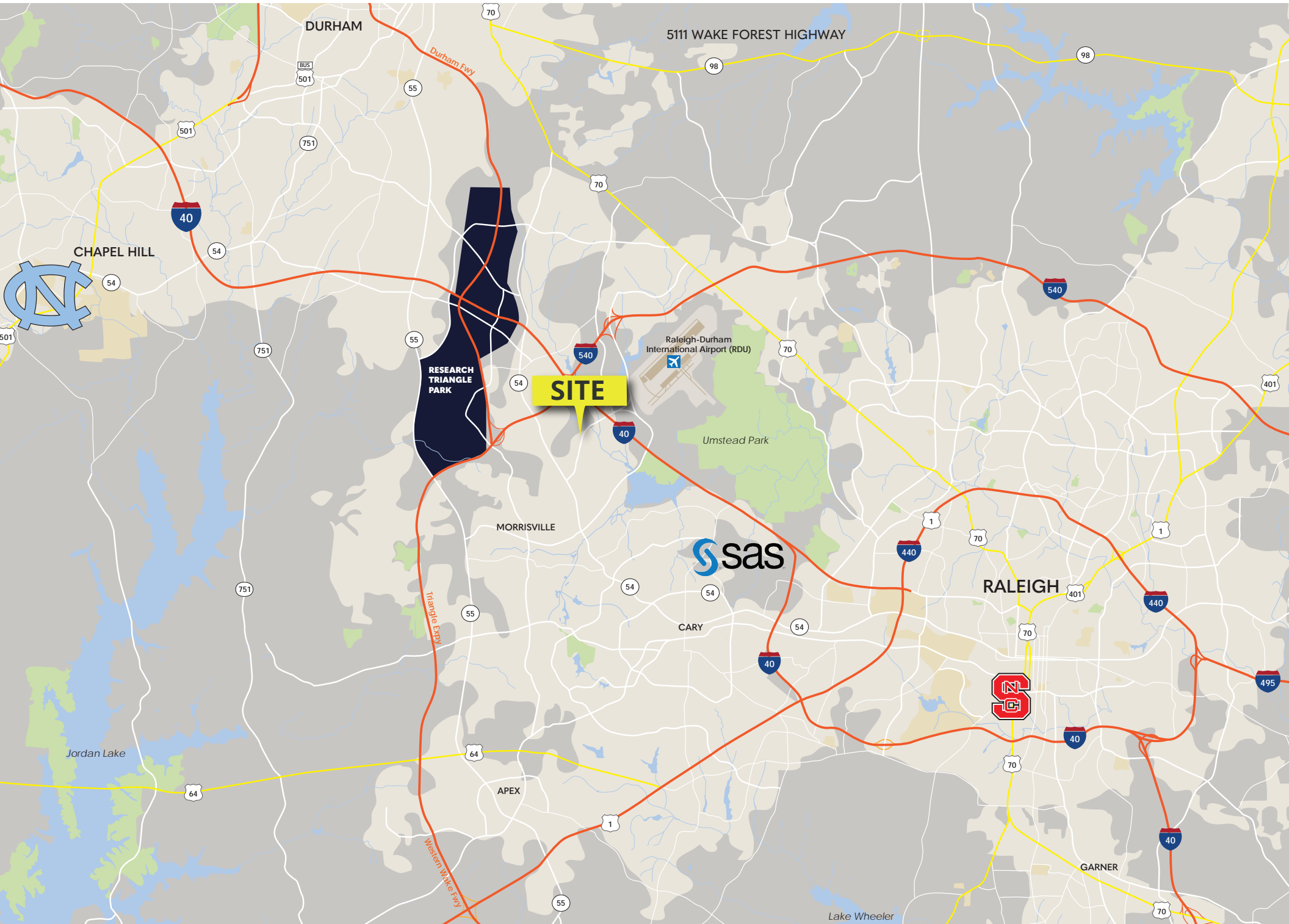
Jet Blue
Spirit
United
Allegiant
Air Canada

AIRPORT BLVD

54

540

40





MORRISVILLE ACCOLADES

10th Best Place to Live in the country

Safest City for Drivers

Best Place to Live in NC

5th in the Nation for the Life Sciences Industry

Best Tech Towns in the Nation

(North Carolina) Top States for Doing Business

#5 (Morrisville) Cities with the Most Successful Female Entrepreneurs

- Numbeo 2021

- SmartAsset 2020



2021 DEMOGRAPHICS

| MILE RADIUS | POPULATION | HOUSEHOLDS | HOUSEHOLD INCOME | DAYTIME POPULATION |
|-------------|------------|------------|------------------|--------------------|
| 1 | 1,176 | 581 | \$72,827 | 11,477 |
| 3 | 46,393 | 19,934 | \$114,310 | 49,520 |
| 5 | 131,947 | 56,342 | \$131,624 | 100,007 |