



Opportunity

- Single-story medical office building
- Suite 103: 1,624 sf
- Available immediately
- Signage on building above door and on glass entry door
- Abundant parking
- Five exam rooms, two restrooms, one private office, large reception, waiting room and lab space

Rental Rate

- \$19.50/sf, NNN
- TICAM: \$5.07/sf
- Tenant pays for utilities and janitorial directly to service provider
- Tenant pays for taxes, insurance, association dues, \$5.55/sf

Location

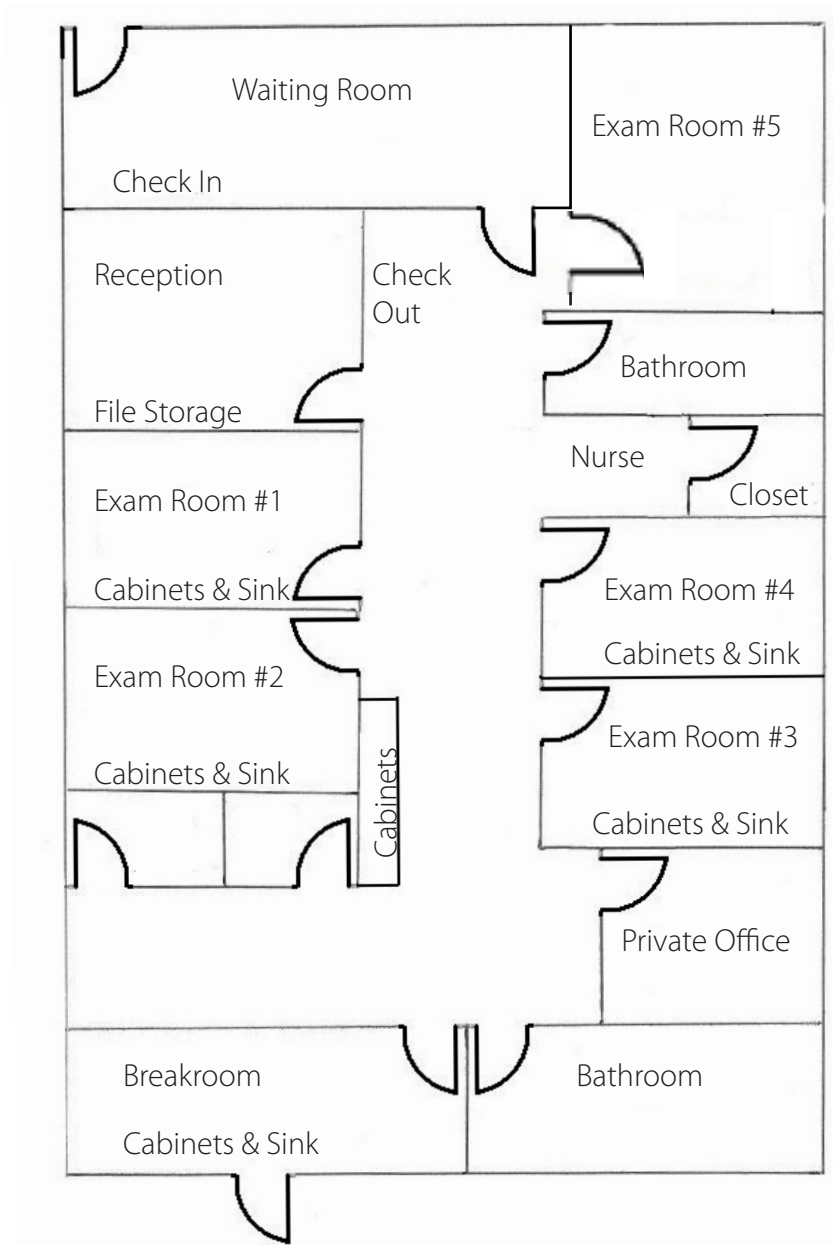
- Located within Apex Medical Park; easy access to Highway 55 and US 64



For more information, please contact:

Michael Vulpis, Senior Vice President
D 919 420 1562
michael.vulpis@avisonyoung.com

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



Demographics

Esri 2019	1 Mile	3 Miles	5 Miles
Population	11,479	65,979	136,195
Households	3,831	22,456	48,489
Average Household Income	\$132,242	\$132,489	\$137,098

Traffic Counts

Costar	Vehicles Per Day (VPD)
Olive Chapel Road	7,805
W Williams Street	29,679
US Hwy 64	32,318



avisonyoung.com

Michael Vulpis, Senior Vice President
 D 919 420 1562
 T 919 785 3434
 michael.vulpis@avisonyoung.com



**AVISON
YOUNG**

avisonyoung.com

Michael Vulpis, Senior Vice President
D 919 420 1562
T 919 785 3434
michael.vulpis@avisonyoung.com