

# OFFICE FOR LEASE 5540 CENTERVIEW DRIVE

Raleigh, NC 27606



COMMERCIAL REAL ESTATE SERVICES  
RALEIGH DURHAM



## PROPERTY HIGHLIGHTS

- Available spaces:
- Suite 303: 1,248 RSF
- Suite 317: 2,290 RSF
- Suite 400: 1,542 RSF
- Suite 405: 2,554 RSF
- Suite 409: 1,057 RSF
- Suite 411: 1,092 RSF
- Level 3 fiber optics on site
- Parking: 4.6 spaces/1,000 SF
- Move-in ready
- Locally owned
- Possible building signage with Suite 100

## LOCATION DESCRIPTION

Beautiful, modern building for lease located in West Raleigh sub-market. Building is very convenient to RTP and RDU International Airport. It is in close proximity to restaurants and retail at Crossroads Shopping Center. Food trucks are on site daily!

## OFFERING SUMMARY

<b>Lease Rate:</b>	\$23.50 SF/yr (Full Service)
<b>Available SF:</b>	1,057 - 21,029 RSF
<b>Lot Size:</b>	9.19 Acres
<b>Building Size:</b>	±95,088 SF

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice.  
No liability of any kind is to be imposed on the broker herein.

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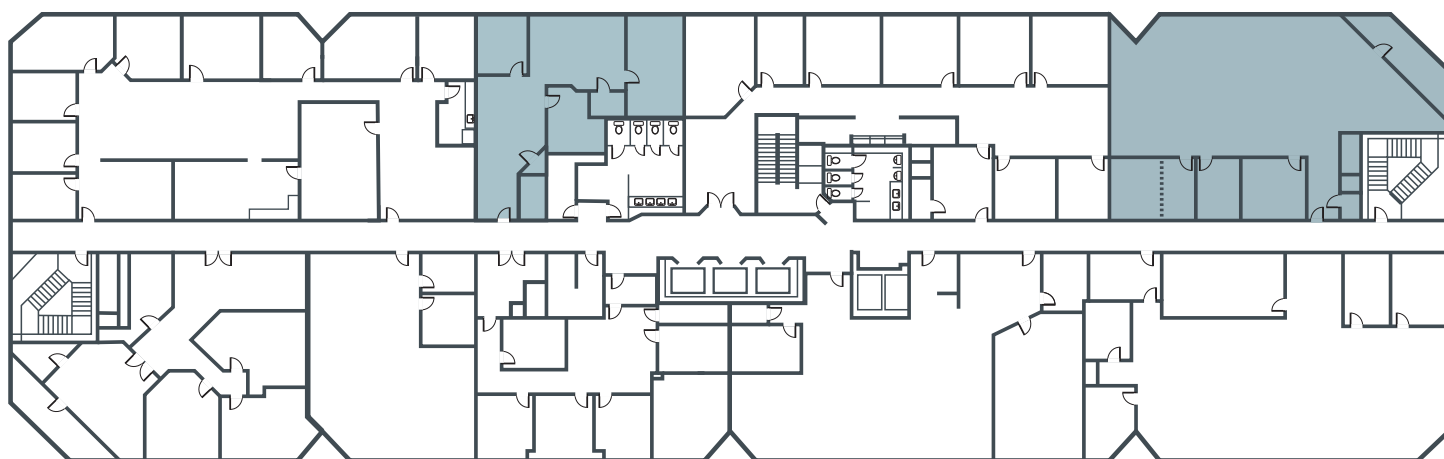
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Suite 303  
1,248 RSF

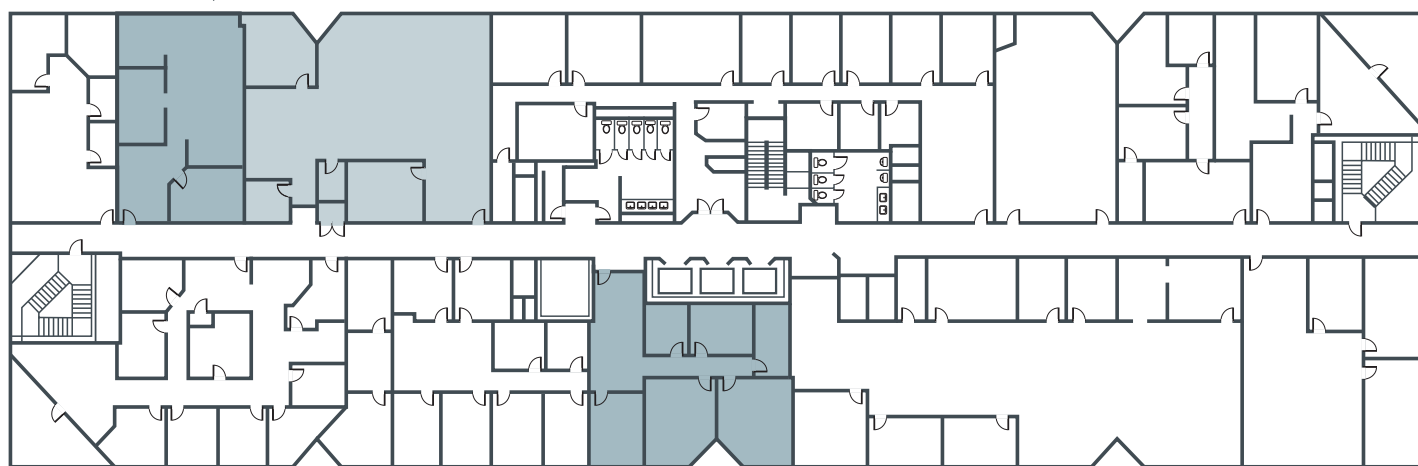
Suite 317  
2,290 RSF



THIRD FLOOR

Suite 409  
1,057 RSF

Suite 405  
2,554 RSF



FOURTH FLOOR

Suite 400  
1,542 RSF

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**LEE &  
ASSOCIATES**

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TOUCH A LISTING FOR MORE DETAILS

NAME   DESCRIPTION	FLOOR	SUITE
Carolina Wealth Partners	2	200
Christopher E. Allen, P.A.	2	200
CIC Construction Group USA, LLC	4	400
Computer Software Technology	2	200

TO NARROW YOUR SEARCH

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## DISTANCES

I-40:	1.0 mile
Crossroads Plaza:	1.2 miles
Downtown Raleigh:	7.5 miles
RDU International Airport:	9.9 miles
Research Triangle Park:	14.2 miles
Downtown Durham:	23.2 miles



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