



10,000 SF OFFICE FOR SALE

1142 EXECUTIVE CIRCLE, CARY, NC 27511



MOSS WITHERS, SIOR, MBA
CEO & Principal
919-576-2501
mwITHERS@lee-associates.com

KARAH JENNINGS MCCONNELL
Executive Vice President & Principal
919-817-0705
kjennings@lee-associates.com

PROPERTY DETAILS

1142 EXECUTIVE CIRCLE
CARY, NC 27511

Lee & Associates Raleigh-Durham is pleased to present the opportunity to acquire 1142 Executive Circle, a 10,000-square-foot office asset located near downtown Cary, one of the most vibrant and dynamic areas in the Raleigh-Durham market.

Built in 1983, this two story office building contains 10,000 square feet of gross area, is of steel frame/masonry construction (first floor) and wood frame/masonry construction (second floor) with wood stud/gypsum board interior partitions. Exterior walls are of concrete masonry (first floor) and wood studs (second floor) with masonry veneers. The office is occupied by four tenants with short-term leases.

1142 Executive Circle presents a rare owner-user opportunity and is an excellent option for small- to medium-sized users who stand to benefit from a locating in a powerhouse submarket.

ADDRESS	1142 Executive Circle, Cary, NC 27511
SIZE	10,000 SF
SITE	0.69 acres
YEAR BUILT	1983
OCCUPANCY	Four tenants with year-to-year leases
FLOORS	Two (2) stories
PARKING	34 spaces (3.4 per 1,000)
ZONING	PDD Major
SALE PRICE	\$1,595,000 (\$159.50SF)



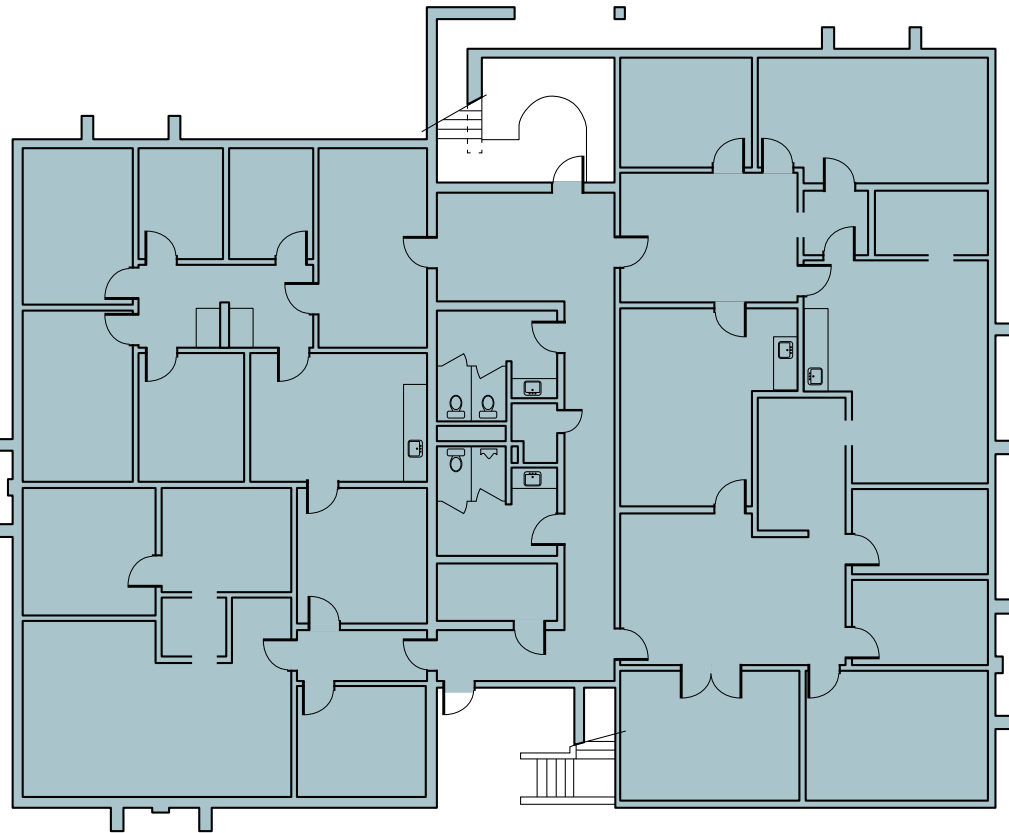
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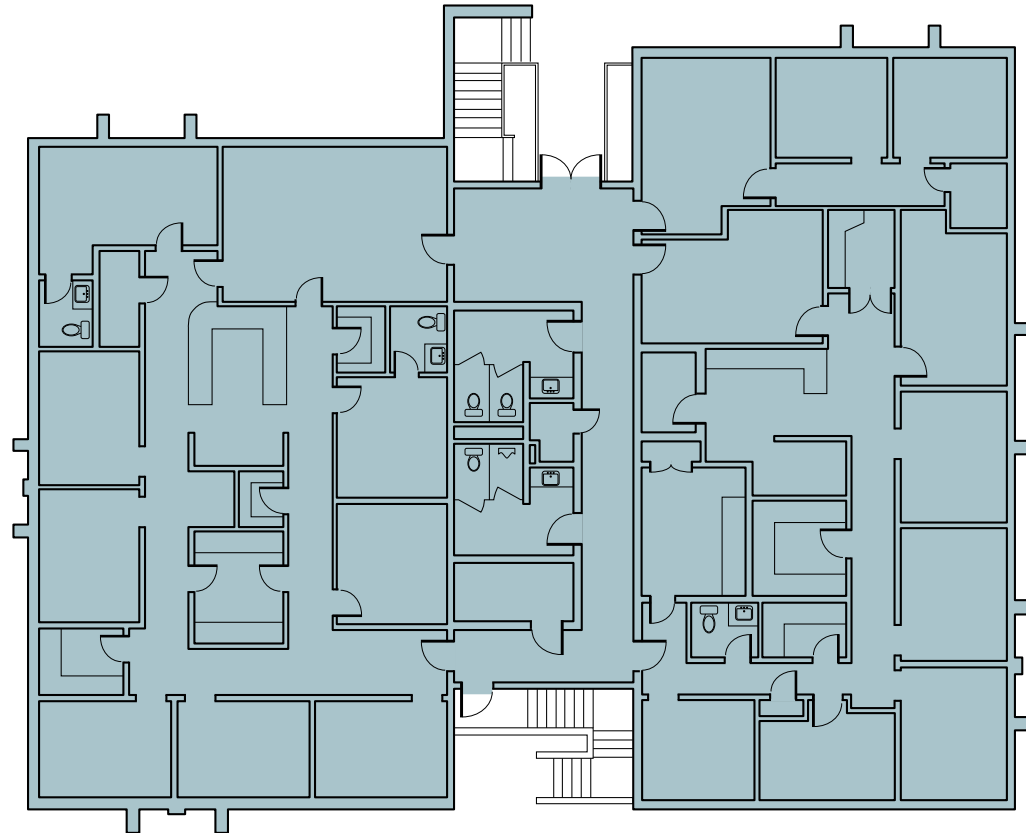
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RALEIGH DURHAM

FLOOR PLAN

1142 EXECUTIVE CIRCLE
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FIRST FLOOR



SECOND FLOOR

Floor plans not to scale and for illustrative purposes only.

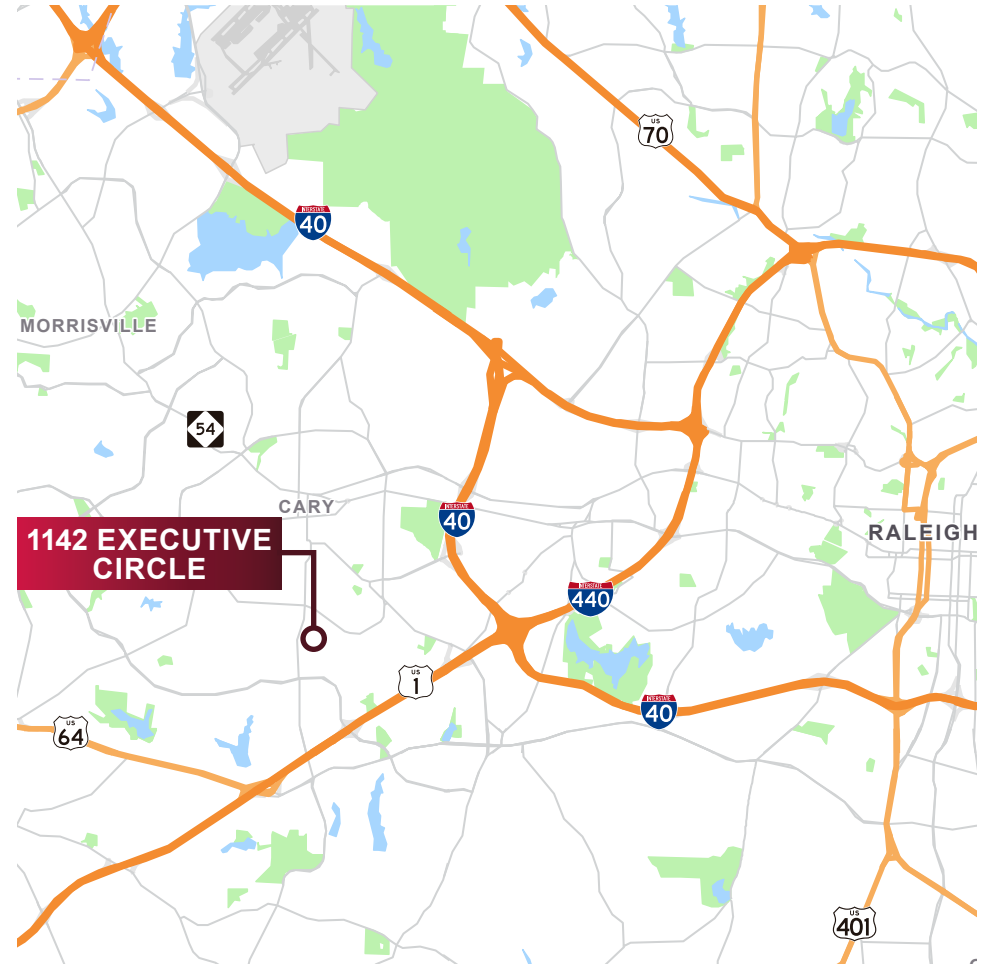
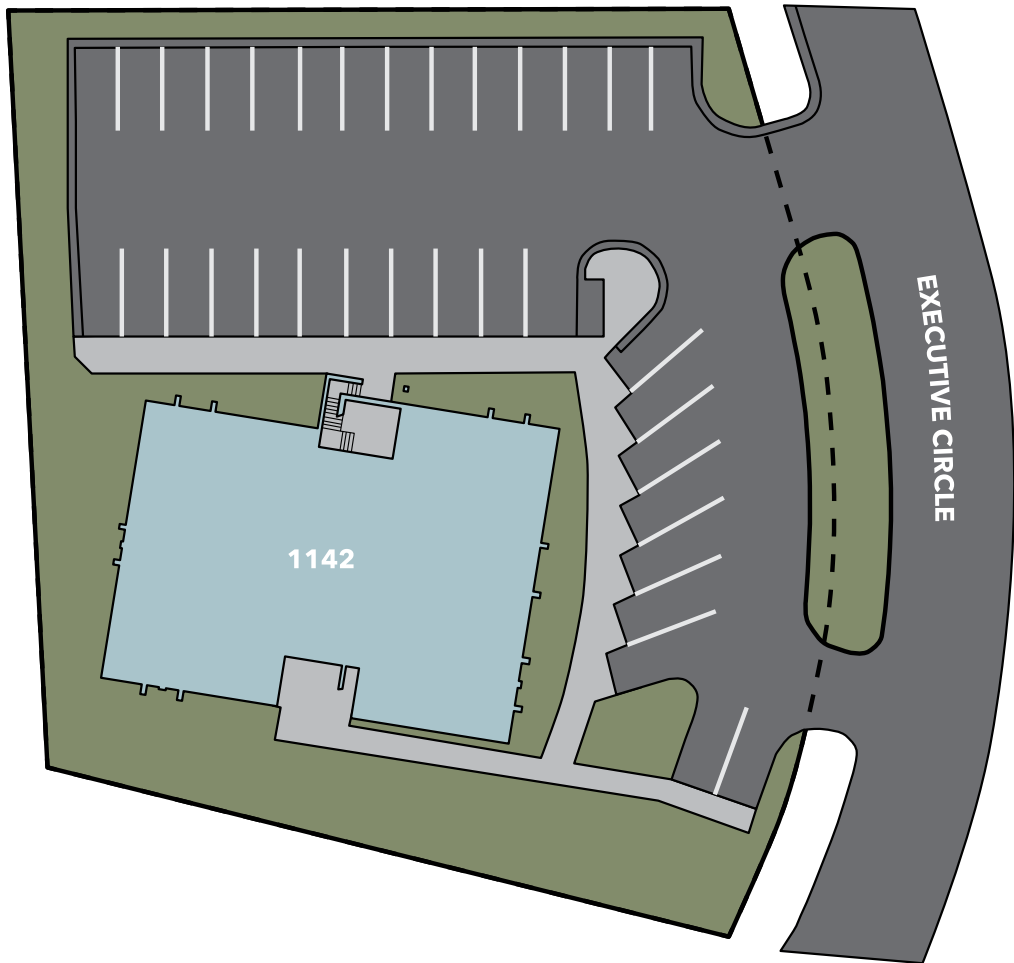
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SITE & LOCATION

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PROPERTY IMAGES

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CARY OVERVIEW

Cary is a thriving community of more than 175,000 residents in the heart of the Research Triangle region of North Carolina. In addition to Cary, the Triangle includes Raleigh, Durham, and Chapel Hill. With a population of more than 2 million, it repeatedly ranks among the top regions in the country to live, work, start a business, and find a home.

Cary's proximity to the Research Triangle Park and renowned universities - Duke University, the University of North Carolina at Chapel Hill, and NC State University - has produced a spirit of innovation and learning. With Cary's distinction as a top place to live and raise a family, the area is a magnet for top employees.

COMPANIES LOCATED IN CARY



* indicates US or world headquarters

**TOP U.S. CITY TO
ATTRACT CORPORATE
HEADQUARTERS**

THE BOYD COMPANY, 2022

**#1 MOST RESILIENT
ECONOMY IN THE
U.S.**

SMARTASSET, 2022

**#1 SAFEST CITY
IN THE U.S.**

GOODHIRE, 2022



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5430 Wade Park Boulevard, Suite 300 | Raleigh, NC 27607 | 919.576.2500 | lee-associates.com/raleigh