

# 4901 WATERS EDGE DRIVE

OFFICE FOR LEASE



TRI PROPERTIES

**NAI** Carolantic Realty

# 4901 WATERS EDGE DRIVE

ADDRESS 4901 Waters Edge Drive, Raleigh, NC 27606

BUILDING SIZE Approximately 19,558 RSF

AVAILABLE SPACE Suite 200  
3,282 RSF

DATE AVAILABLE Available for immediate occupancy

RENTAL RATE \$19.50/SF, Full Service

PARKING RATIO 5.11 spaces per 1,000 SF

FEATURES

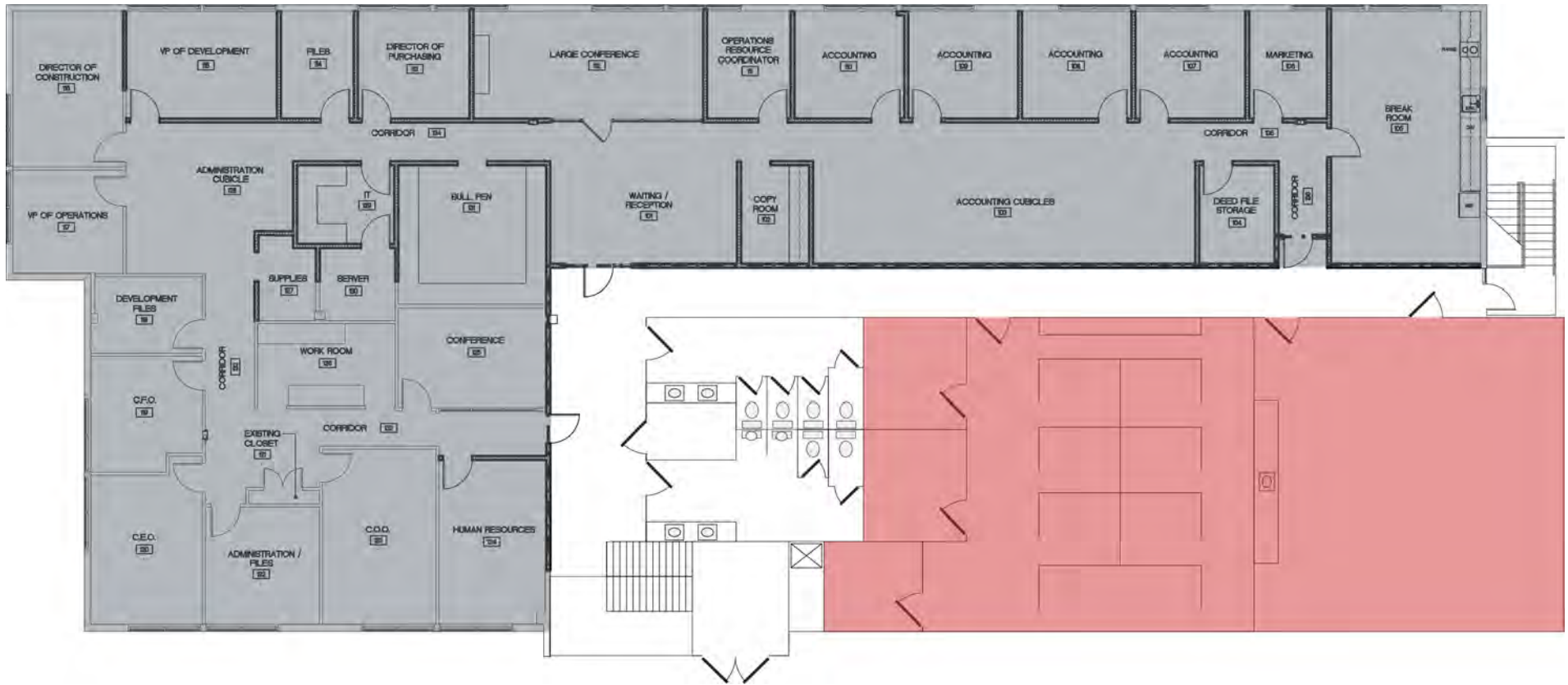
- Plug and Play - office and training space
- Fully furnished office and large training room
- Training room for 50+ people (table and chairs available)
- 3 private offices with desk
- 8 work stations
- Abundant file storage
- Separate entries for office and training rooms
- Common restrooms
- Back power/generator on site



CONTACT  
MICHAEL WALLACE | 919.219.1112 | mwallace@naicarolantic.com



# FLOOR PLAN



LEASED      3,282 RSF AVAILABLE

PROPERTY OVERVIEW

FLOOR PLAN

AREA INFORMATION

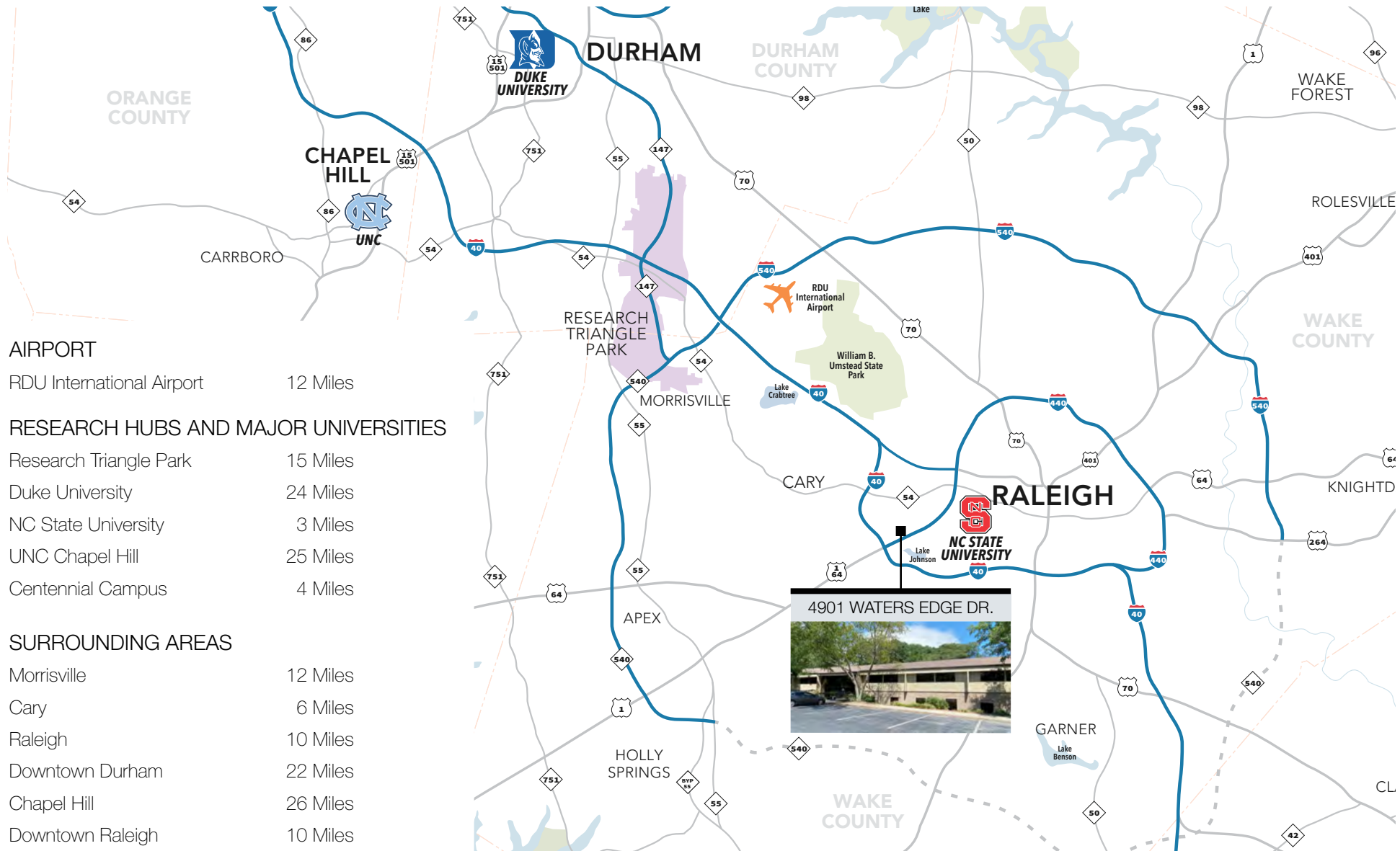
PROPERTY PHOTOS

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# THE TRIANGLE AREA



## AIRPORT

RDU International Airport 12 Miles

## RESEARCH HUBS AND MAJOR UNIVERSITIES

Research Triangle Park 15 Miles  
 Duke University 24 Miles  
 NC State University 3 Miles  
 UNC Chapel Hill 25 Miles  
 Centennial Campus 4 Miles

## SURROUNDING AREAS

Morrisville 12 Miles  
 Cary 6 Miles  
 Raleigh 10 Miles  
 Downtown Durham 22 Miles  
 Chapel Hill 26 Miles  
 Downtown Raleigh 10 Miles

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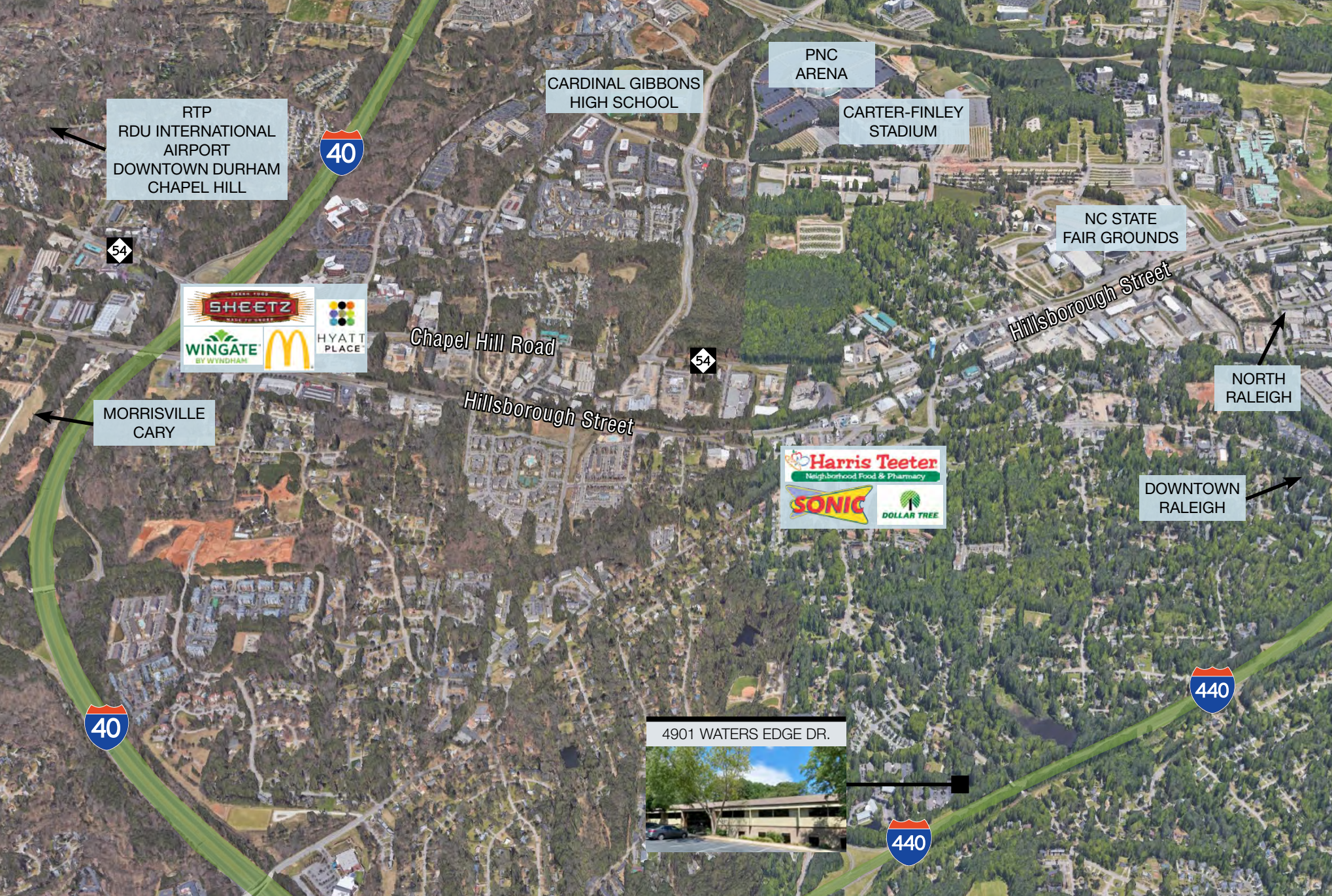
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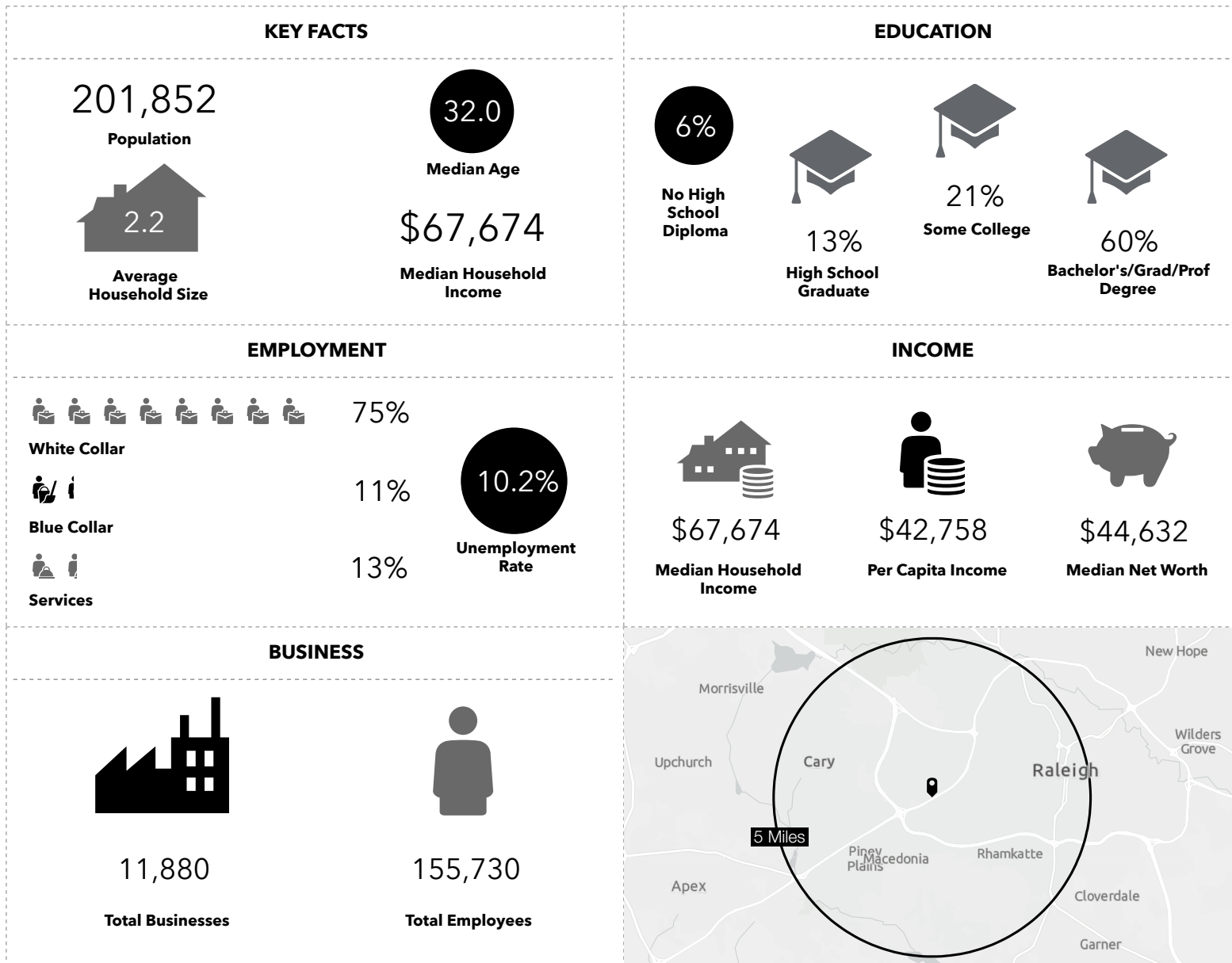
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# DEMOGRAPHICS



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PROPERTY  
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