

227 FAYETTEVILLE



TRI PROPERTIES

NAI Carolantic Realty

MORE FEATURES

On-site amenities, in a location that's spot-on

227 Fayetteville was made for movement, with amenities to prove it. Area walkability makes for easy commuting, integrating day and night, on-site and off, work hours and after hours.

Large floorplates with wrap-around panoramic views are designed to put you in the flow. The site location fronting both Fayetteville and Wilmington Streets makes 227 not just a work space, but a destination.

Location:

227 Fayetteville Street Raleigh, NC 27601

Building Size:

105,000 sq. ft
10 Stories

Available:

1,000-2,201 sq. ft
Street Level Class A Office or Retail

Lease Rate:

\$33.50 /sq. ft, Full Service

Parking:

Private underground access to Moore Square Deck

Amenities:

State-of-the-art Poyner YMCA
On-site bike storage with bike share access
Outdoor seating right beyond the front door
2-story suite exterior glass

Building Features:

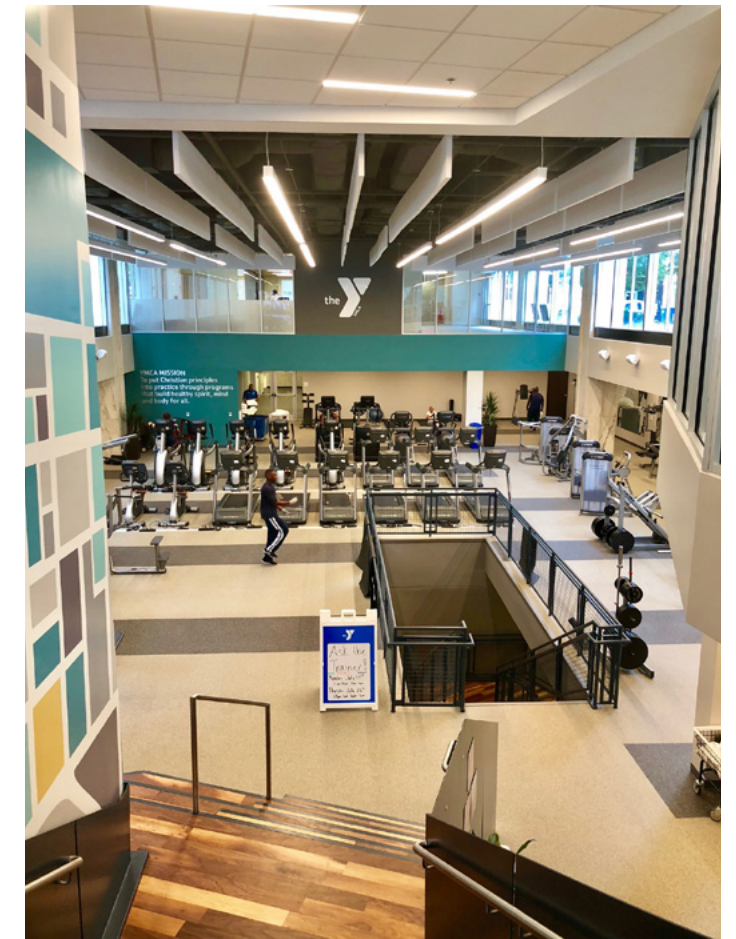
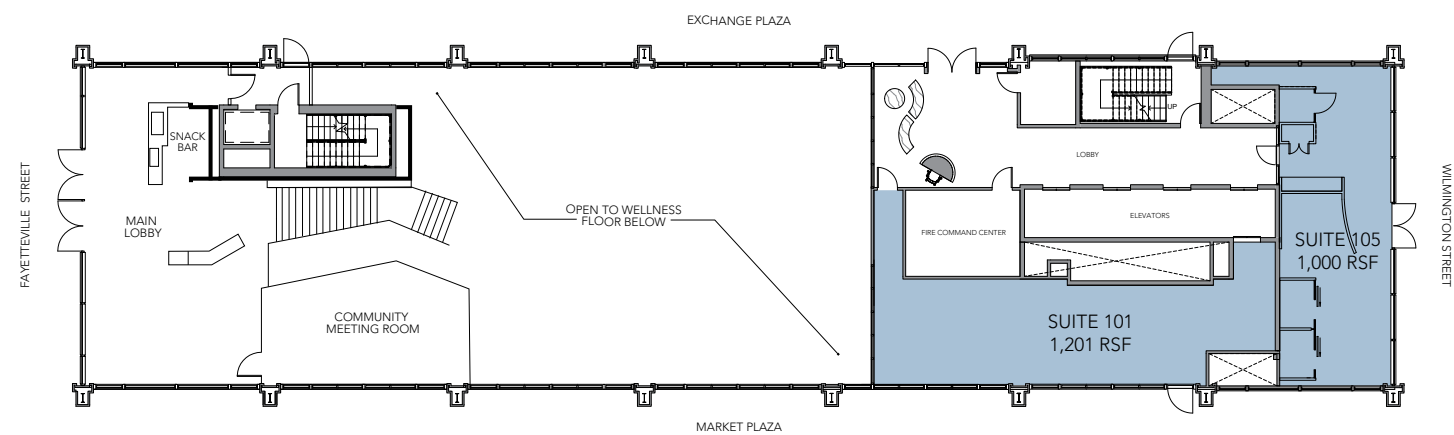
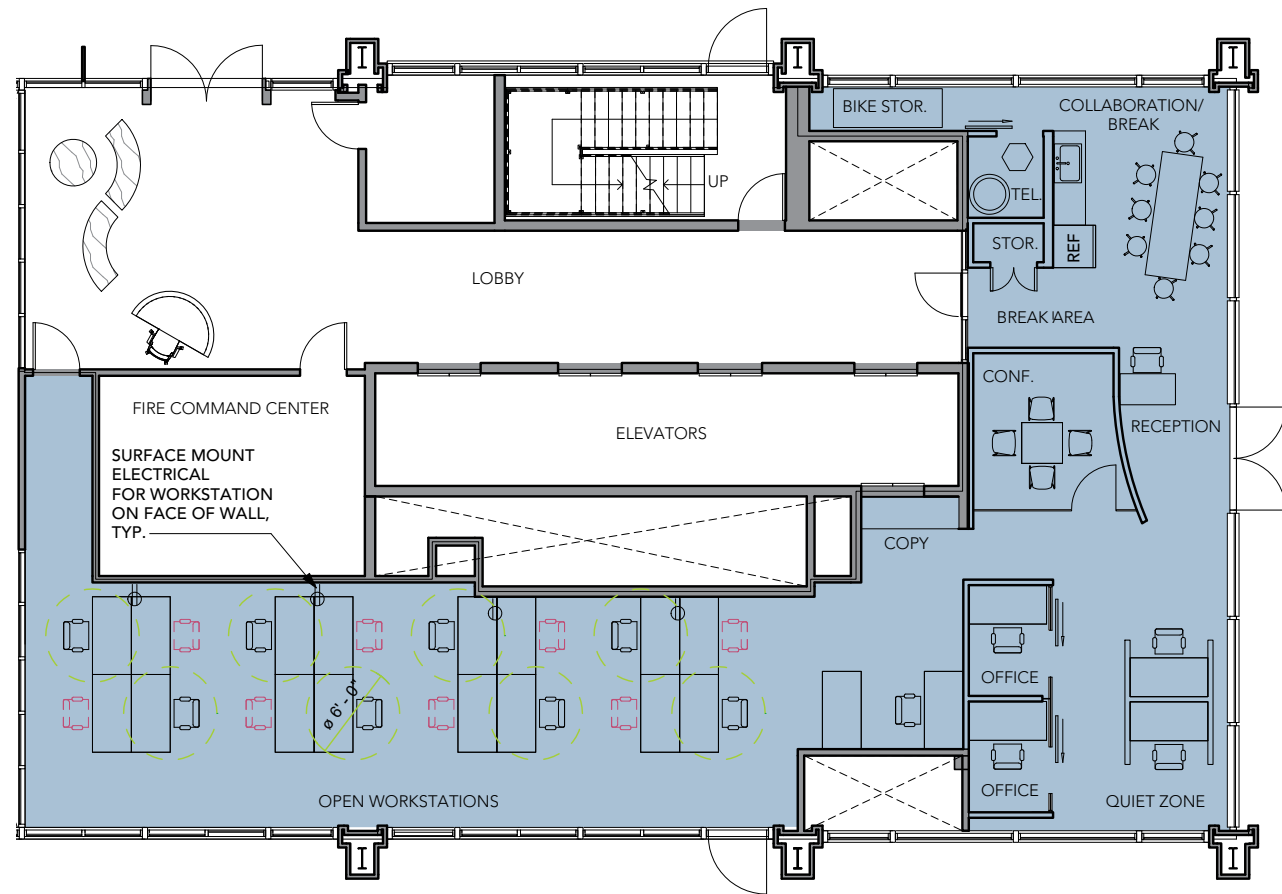
\$14.5M building renovation
Historic features and light filled floors
Column free and efficient floorplates
Security guard and property maintenance on-site
High speed Telecom by AT&T and Spectrum



MORE FLOOR SPACE

Turnkey Sample Plan

2,201 sq. ft



MORE AMENITIES

DINING

Beasley's Chicken + Honey
 Benny Capitale's Pizza
 B.Good
 Bida Manda
 Bittersweet
 Brewery Bhavana
 Caffé Luna
 Capital City Tavern
 Carroll's Kitchen
 Centro
 Chuck's Burgers
 City Market Sushi
 Crema
 Death & Taxes
 Garland
 Gravy
 Happy + Hale
 High Horse
 Jimmy John's
 Level Up Kitchen & Bar

Linus & Pepper's
 Living Kitchen
 Lucette Grace
 MOFU
 Morning Times
 Pizza La Stella
 Poole's Diner
 Raleigh Raw
 Raleigh Times
 Second Empire
 Sir Walter Coffee
 Sitti
 Sono
 Starbucks
 St. Roch Oyster Bar
 Subway
 The Big Easy
 Virgil's Original Taqueria
 Watts and Ward
 Whiskey Kitchen

SEE & DO

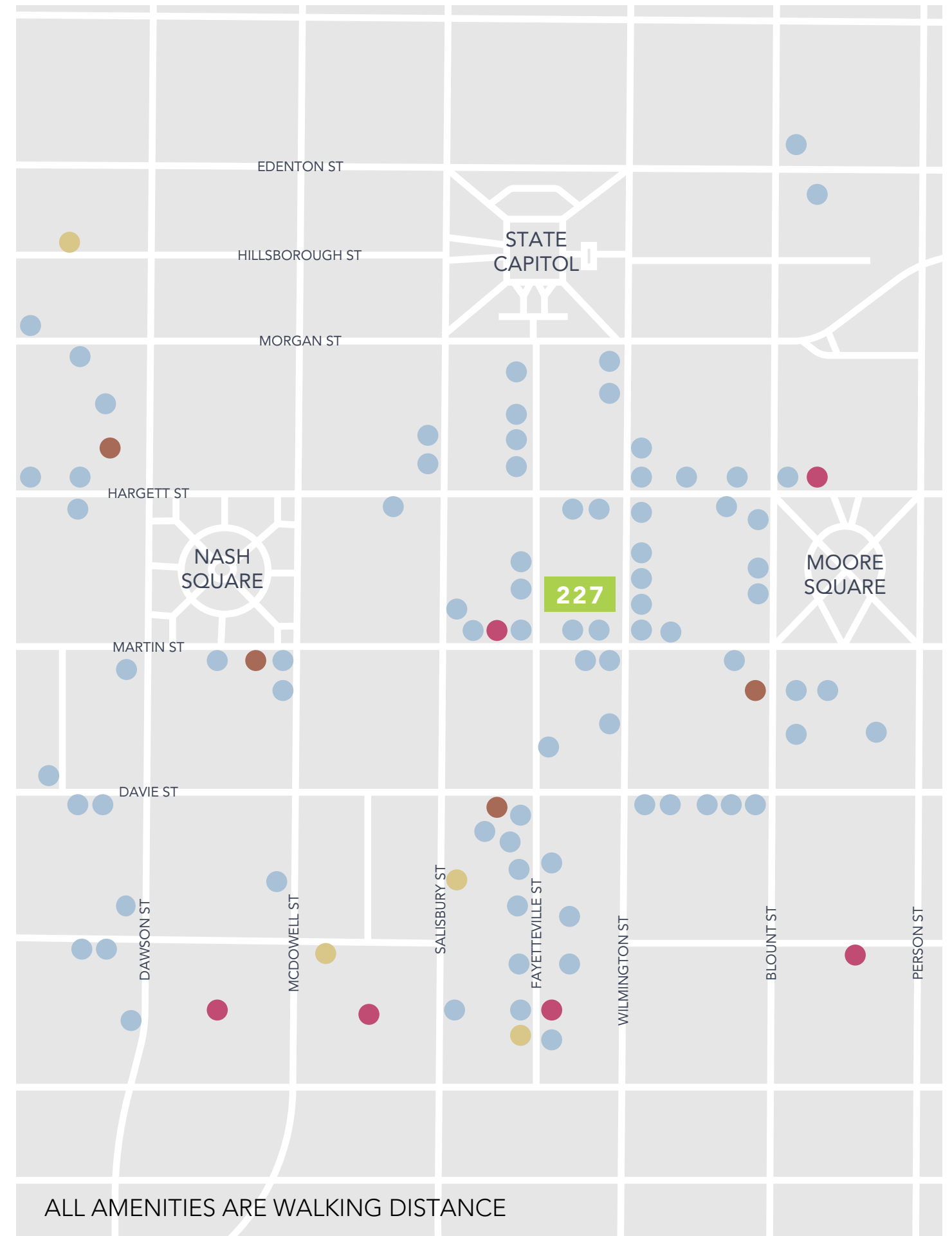
City Club Raleigh
 City of Raleigh Museum
 City Plaza
 Deco Raleigh
 Downtown Dental
 Duke Energy Center for the Performing Arts
 Mahler Fine Art Gallery
 Marbles IMAX Theatre
 Marbles Kids Museum
 Petale
 Raleigh Convention Center
 Red Hat Amphitheater
 YMCA

LIVING

HUE Apartments
 Park Devereux Condominiums
 SkyHouse Raleigh Apartments
 The Dawson Condos
 The Edison Lofts Apartments
 The Hudson Condos
 The L Apartments
 The Plaza Condominiums

STAY

Raleigh Marriott City Center
 Residence Inn by Marriott Raleigh Downtown
 Sheraton Raleigh





#1
Best City for Jobs in the US
 Glassdoor
 February 2020

#2
Best State Capitals to Live In in the US
 WalletHub
 February 2020

#2
City for Best Quality of Life in the World
 Numbeo.com
 January 2020

#5
Hottest Labor Markets in the US
 Wall Street Journal
 March 2020



96

Walk Score

Amenities are just steps away. Everyday tasks do not require a car.

300

Bikes

A Biker's Paradise with 30 BikeShare Bikes planned. Daily errands can be accomplished on a bike.

30+

Bus Routes

Transit is convenient for most trips with over 20 Mile Bus Rapid Transit Planned.

400+

Daily Flights

RDU International Airport serving 11.6 Million passengers per year on 9 different Airlines.

LEASING CONTACT

TRI PROPERTIES | **NAI Carolantic Realty**

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