



FALLS POINTE SHOPPING CENTER

Falls of Neuse at Durant Rd, Raleigh, NC

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View the Drone Property Tour [here](#).

Nestled among Wake County's top expanding communities, Falls Pointe is well poised to capture additional growth with limited retail competition nearby. This center is surrounded by medical and office buildings, including the regional WakeMed North Healthplex. It is strategically located at a strong intersection with quick access to I-540. With two strong anchors, Harris Teeter and Kohl's, Falls Pointe caters to its wealthy and highly educated trade area.

360° views of Falls Pointe and surrounding area: [North Intersection](#) and [Close In](#).

PROPERTY SIZE 112,199 SQ. FT.

LAT/LONG 35.90549 N, -78.60056 W

TRAFFIC COUNTS FALLS OF NEUSE & DURANT RD - 62,000

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TENANTS LIST

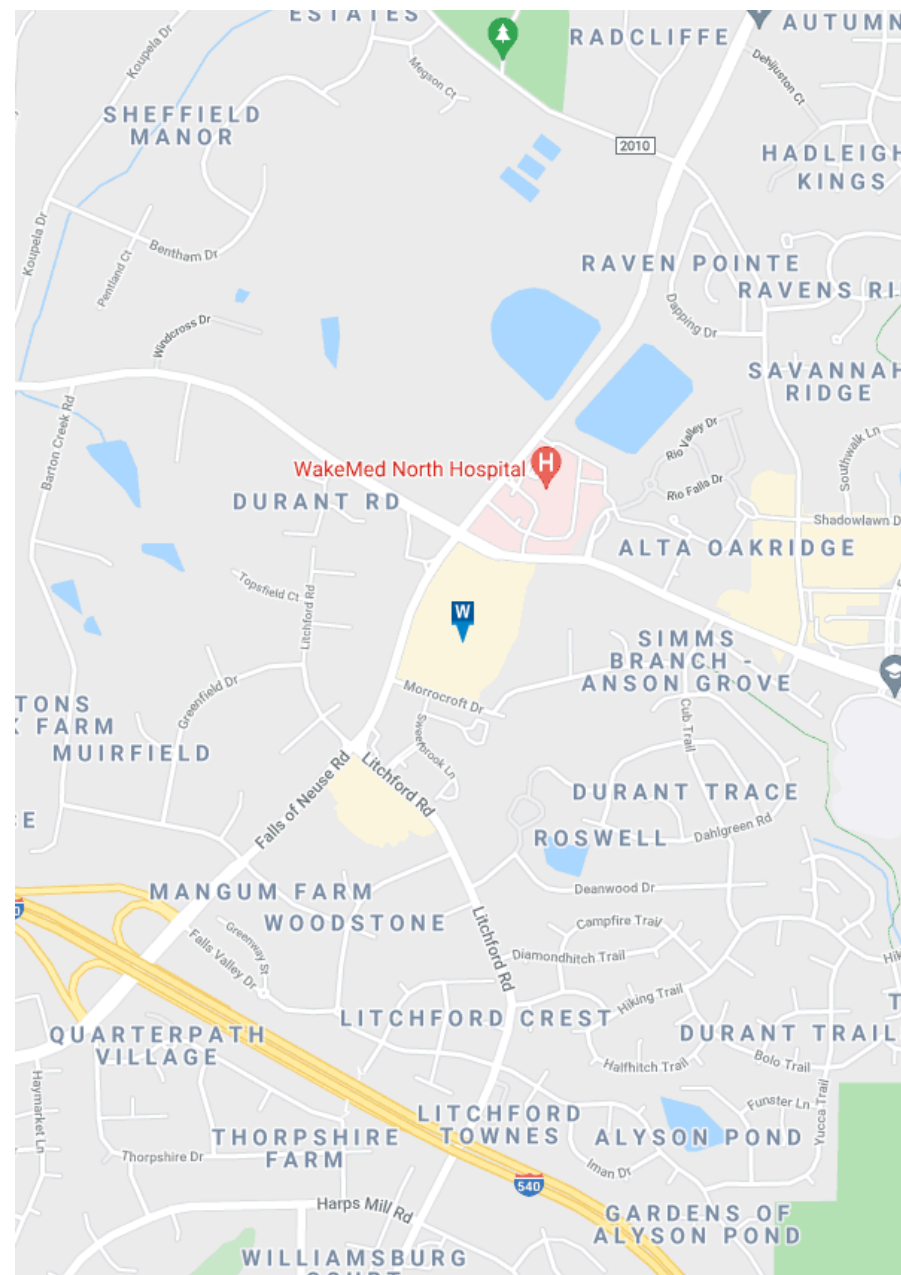
A0A	Sport Clips	1,130 SF
A0B	PetPeople	7,978 SF
A0E	CORA Physical Therapy	2,501 SF
A0F	Available	2,567 SF
A0G	Beverly Nails and Spa	3,216 SF
B0A	Massage Envy	3,585 SF
B0C	Falls Pointe Dental	2,400 SF
B0E	Profile by Stanford	2,018 SF
B0F	Pure Barre	1,599 SF
B0G	Kiko Japan Express	1,627 SF
C0A	Moe's Southwest Grill	2,364 SF
C0D	Kwench Juice Cafe	1,201 SF
C0E	Available	1,212 SF
C0F	The UPS Store	1,201 SF
C0G	Great Clips	1,018 SF
C0H	Manhattan Pizza	3,422 SF
C0M	Learning Express	3,400 SF
C0T	Harris Teeter Supermarket	54,314 SF
D0A	Available	1,521 SF
D0B	Cleaners	1,194 SF
D0C	Vape World	1,214 SF
D0D	Banfield Pet Hospital	3,945 SF
D0H	North Hills Tailor	1,158 SF
D0J	The Joint Chiropractic	1,182 SF
D0K	Starbucks	1,232 SF
F0A	First Citizens Bank	4,000 SF
1	Kohl's	0 SF

This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended for use as a reference only.

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Demographic Summary	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	8,395	23,060	55,751	169,169
Average Household Income	\$122,075	\$130,412	\$120,040	\$103,018
Population Trends				
2000 Population	5,336	15,219	33,734	104,167
2010 Population	7,754	21,414	49,760	145,331
2020 Population	8,395	23,060	55,751	169,169
2025 Population	8,467	23,292	57,466	177,503
Absolute Growth 2010 to 2020'	8.26%	7.69%	12.04%	16.4%
Projected Growth 2020 to 2025'	0.86%	1%	3.08%	4.93%
Race & Ethnicity				
% White	80.92%	79.16%	68.62%	61.34%
% Black	9.3%	10.67%	17.05%	21.62%
% Asian	3.37%	3.18%	3.93%	3.81%
% Other	2.34%	2.31%	2.46%	2.63%
% Hispanic	4.07%	4.67%	7.94%	10.59%
Income & Education				
Median Household Income	102,976	101,794	85,932	73,391
Average Household Income	\$122,075	\$130,412	\$120,040	\$103,018
% College Graduates	68.3%	68.08%	64.46%	60.17%
Age				
Median Age	41.6	41.8	40.5	39.5
% Age < 18	23.89%	23.4%	23.75%	24.33%
% Age 65 +	14.14%	15.12%	14.96%	14.38%
Households & Housing				
Households	3,283	8,933	21,776	67,461
Average Household Size	2.55	2.57	2.55	2.5
Median Housing Value	\$400,934	\$410,292	\$376,724	\$345,944
% Owner Occupied Housing	70.73%	71.64%	68.06%	60.93%
% Renter Occupied Housing	25.03%	23.61%	26.88%	33.26%
% Vacant Housing	4.24%	4.75%	5.07%	5.81%
Workplace & Workers				
Number of Businesses	270	731	2,077	6,134
% White Collar	80.33%	81.59%	78.8%	74.72%
% Blue Collar	19.67%	18.41%	21.2%	25.28%



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