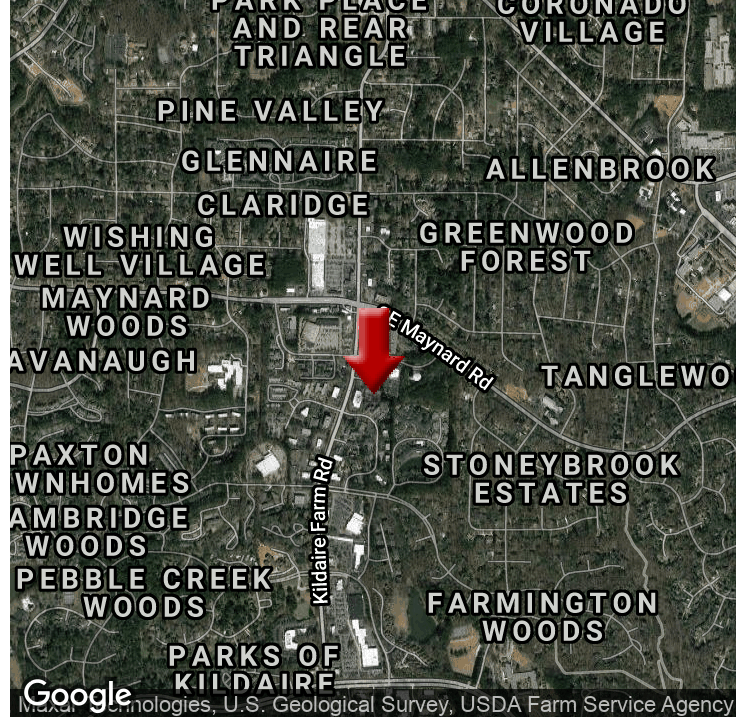


OFFICE FOR LEASE

1,550 SF OFFICE CONDO IN PRIME CARY LOCATION

1143 Executive Circle, Unit H, Cary, NC 27511



OFFERING SUMMARY

AVAILABLE SF:	1,550 SF
LEASE RATE:	\$18.50 SF/yr (NNN)
LOT SIZE:	0.03 Acres
BUILDING SIZE:	16,027 SF
ZONING:	OIP
MARKET:	Wake County
SUBMARKET:	Durham

PROPERTY OVERVIEW

1,550 SF OFFICE CONDO IN PRIME CARY LOCATION. Two story office suite, with entry on the first floor. Large, open lobby and reception area on the ground floor. Unit features 5 large offices, two restrooms, kitchenette, two storage closets and a large storage room. Perfect space for insurance, accounting, law firm, title company, financial services or other office or institutional use. Space will be delivered fully vacant. Walking distance to restaurants and shopping. Great location, just 5 minutes from Downtown Cary!

PROPERTY HIGHLIGHTS

- Prime Cary Location
- 5 Large Offices
- Lobby & Reception Area
- Storage Room + 2 Closets
- Restrooms & Kitchenette
- AADT 31,704 - Kildare Farm Rd
- Walking Distance to Restaurants, Retail
- 5 Minutes from Downtown Cary

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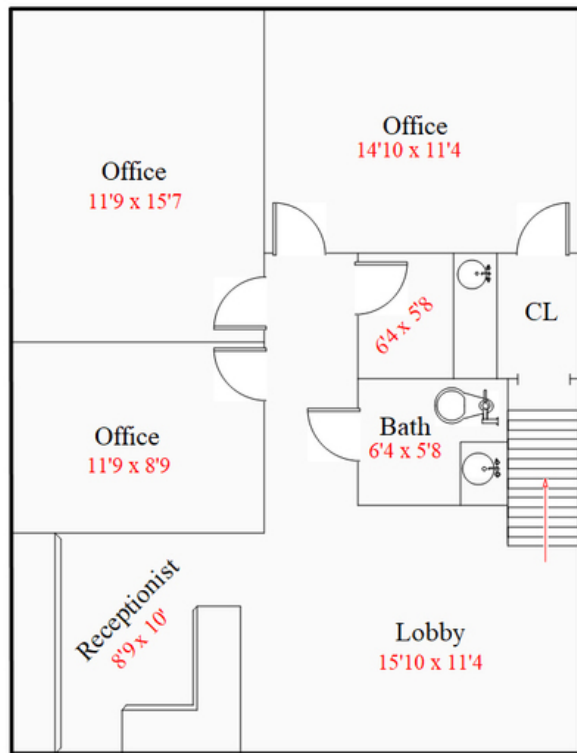
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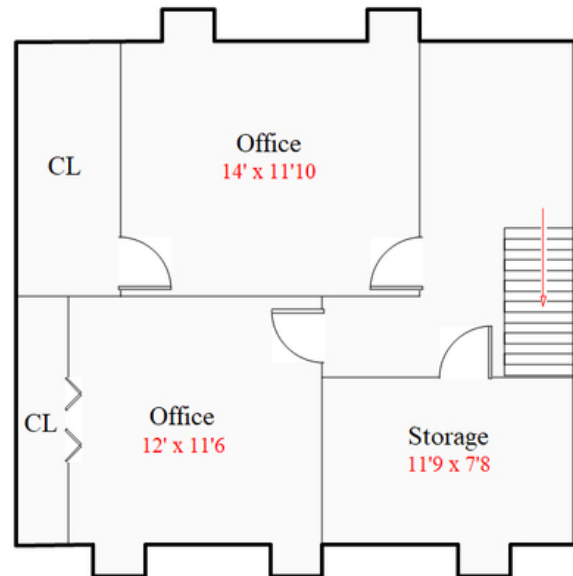
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1st Floor

1143 Executive Dr Unit H
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2nd Floor

Sketch by Apex Sketch

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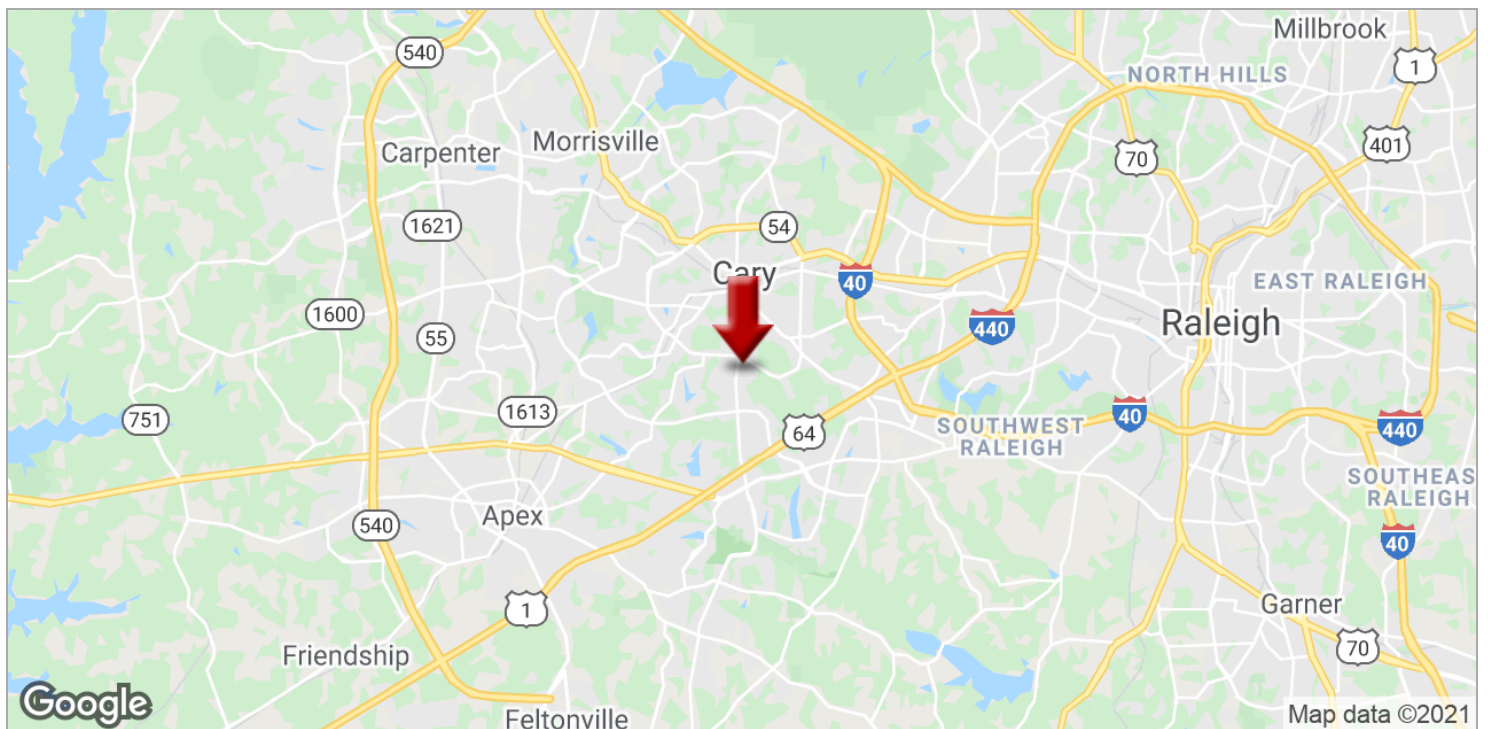
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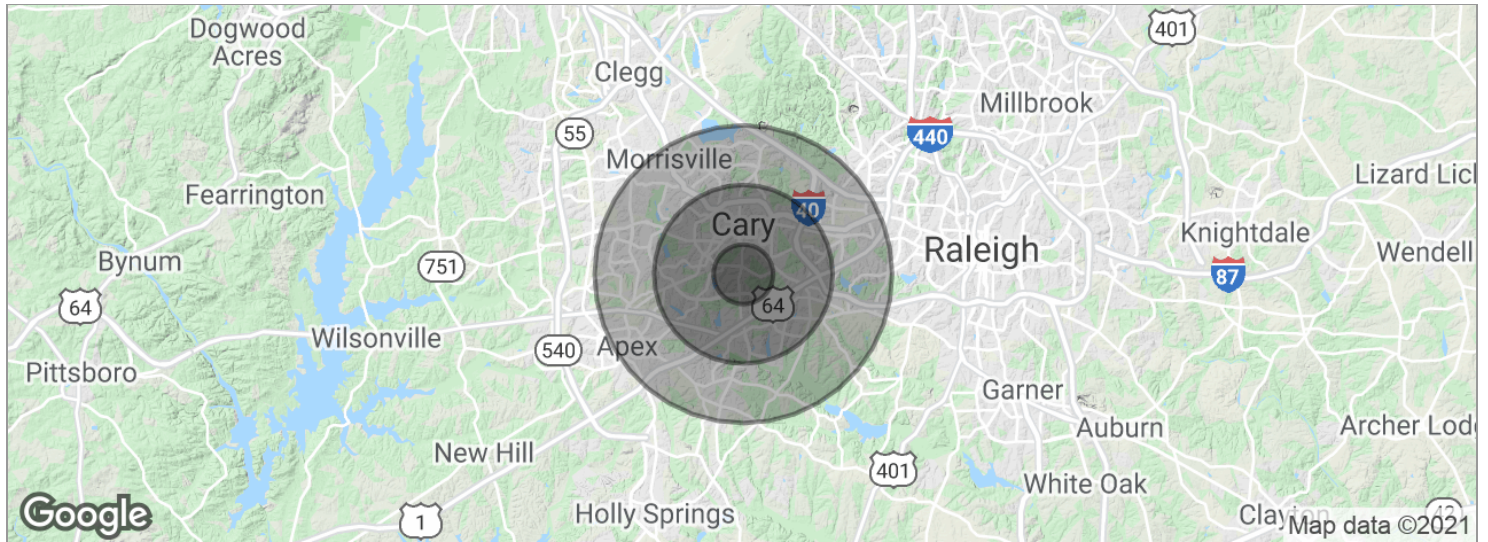
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	9,936	76,371	159,537
Median age	40.7	37.3	36.2
Median age (male)	38.6	35.8	35.5
Median age (Female)	42.3	38.6	36.8
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	4,339	30,708	62,250
# of persons per HH	2.3	2.5	2.6
Average HH income	\$74,527	\$89,458	\$97,932
Average house value	\$223,020	\$286,805	\$319,212

* Demographic data derived from 2010 US Census

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