

INDUSTRIAL FOR LEASE

1,000-2,000 SF FLEX SPACE IN WAKE FOREST

5107 Unicon Dr, Wake Forest, NC 27587



OFFERING SUMMARY

AVAILABLE SF:	1,000 SF
LEASE RATE:	\$1,300/month - Unit B \$1,600/month - Unit A -Lease Pending Ste.A
BUILDING SIZE:	26,000 SF
YEAR BUILT:	2001
ZONING:	LI

[CLICK HERE TO VIEW VIDEO](#)

PROPERTY OVERVIEW

1,000-2,000 SF FLEX SPACE IN WAKE FOREST. Unit B is built out with a lobby, 3 offices, large storage area, 2 closets (1 in office, 1 in hallway) and a restroom. Offered for lease for \$1,300/month + utilities.

Unit A is 1,000 SF open space with restroom and being offered for \$1,600/month.

PROPERTY HIGHLIGHTS

- 1,000-2,000 SF Flex Space
- Unit A: Open Space, Restroom, Roll Up Door to be Installed
- Unit B: 3 Offices, Lobby, Ample Storage, Restroom
- Units Offered Together or Separately
- Off US-1 , 3 Miles to I-540

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FLEX WAREHOUSE SPACE - WAKE FOREST

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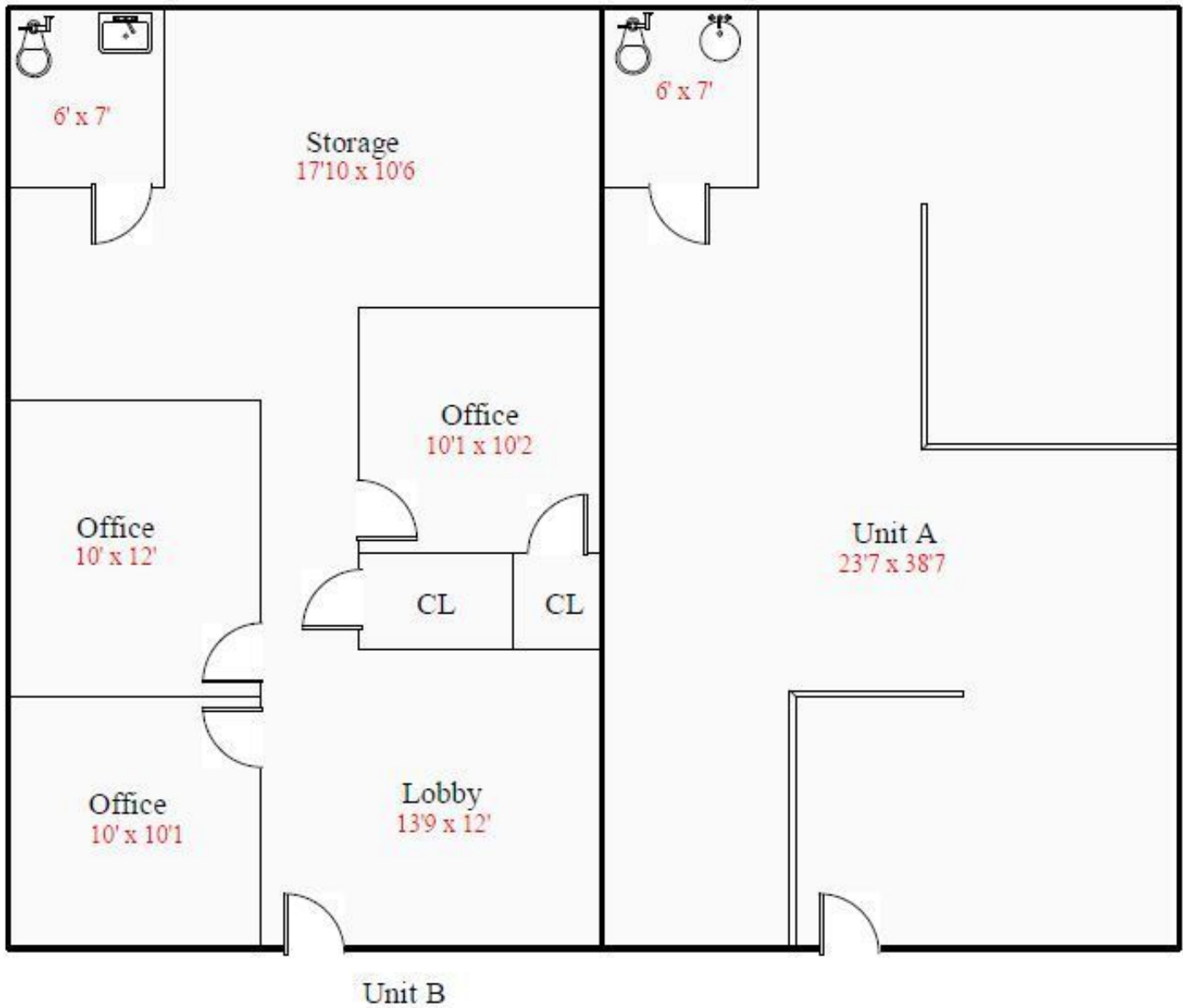
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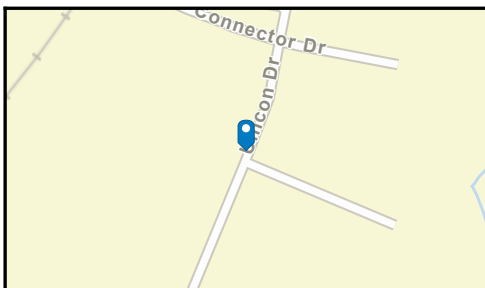
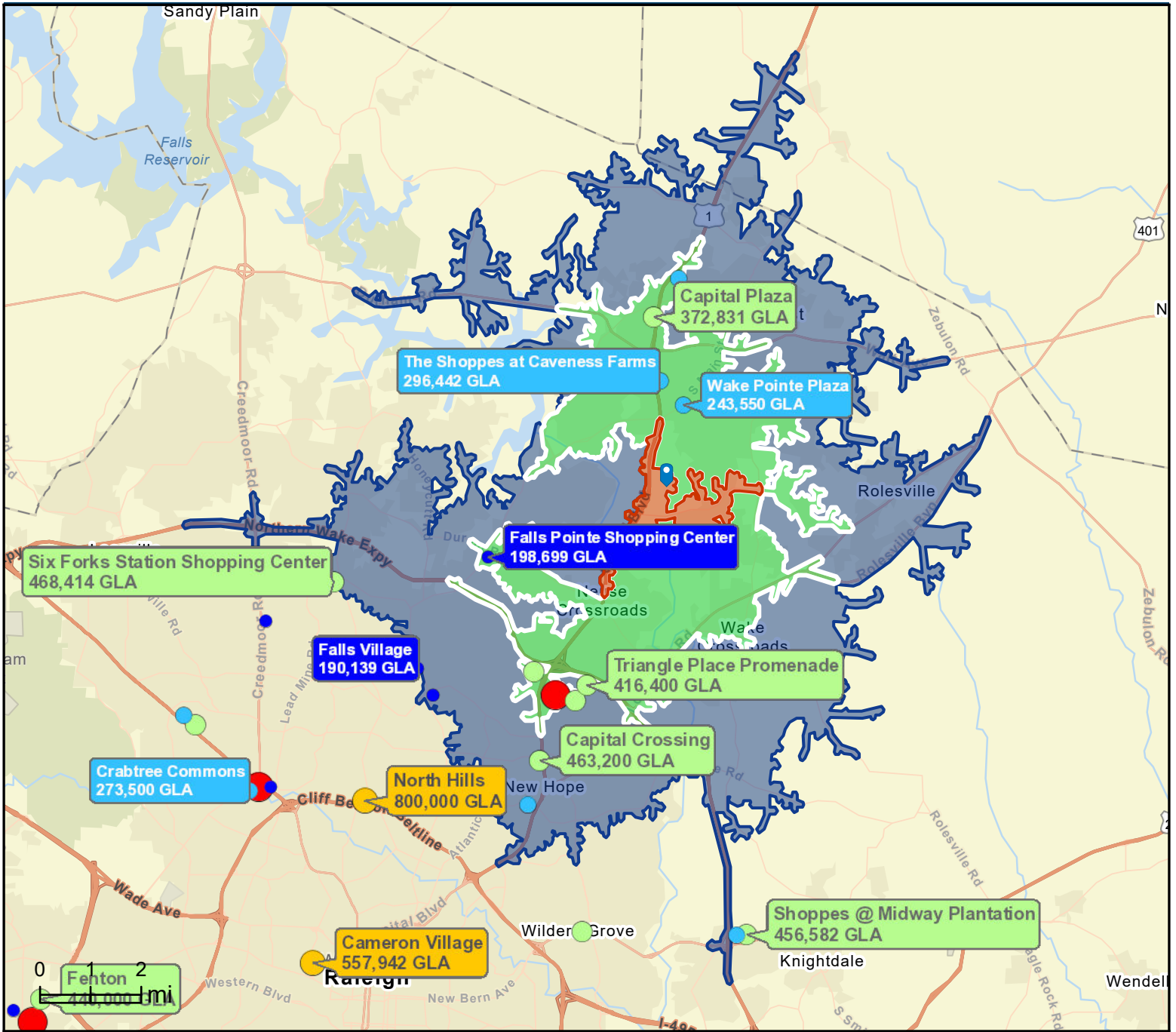


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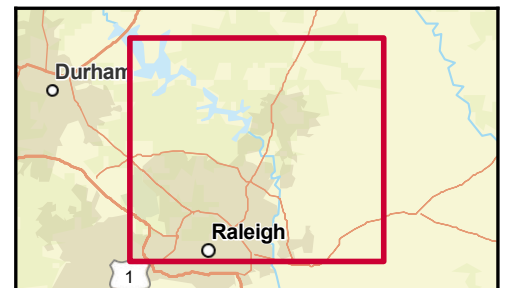
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- Gross Leasable Area
- Less than 200,000 sq ft
 - 200,001 - 300,000
 - 300,001 - 500,000
 - 500,001 - 800,000
 - More than 800,000



Source: Directory of Major Malls, Inc. (July 2020).



Up and Coming Families

Dominant Tapestry Segment



35.9

Median Age

KEY FACTS



58,064

Total Population



\$282,880

Median Home Value



2,244

Businesses



56,628

Daytime Population



3.0%

2010-2020 Pop Growth Rate



\$40,676

Per Capita Income



2.7

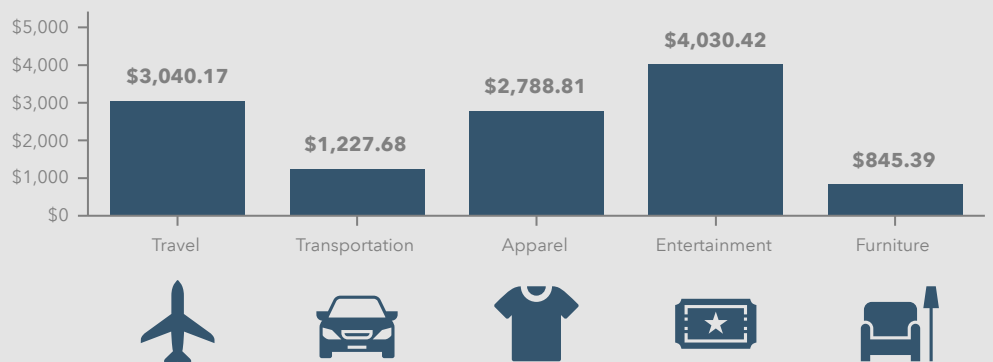
Avg Household Size



\$87,535

Median Household Income

KEY SPENDING FACTS



This infographic contains data provided by Esri, Esri and Bureau of Labor Statistics, Esri and Infogroup. The vintage of the data is 2020, 2025.

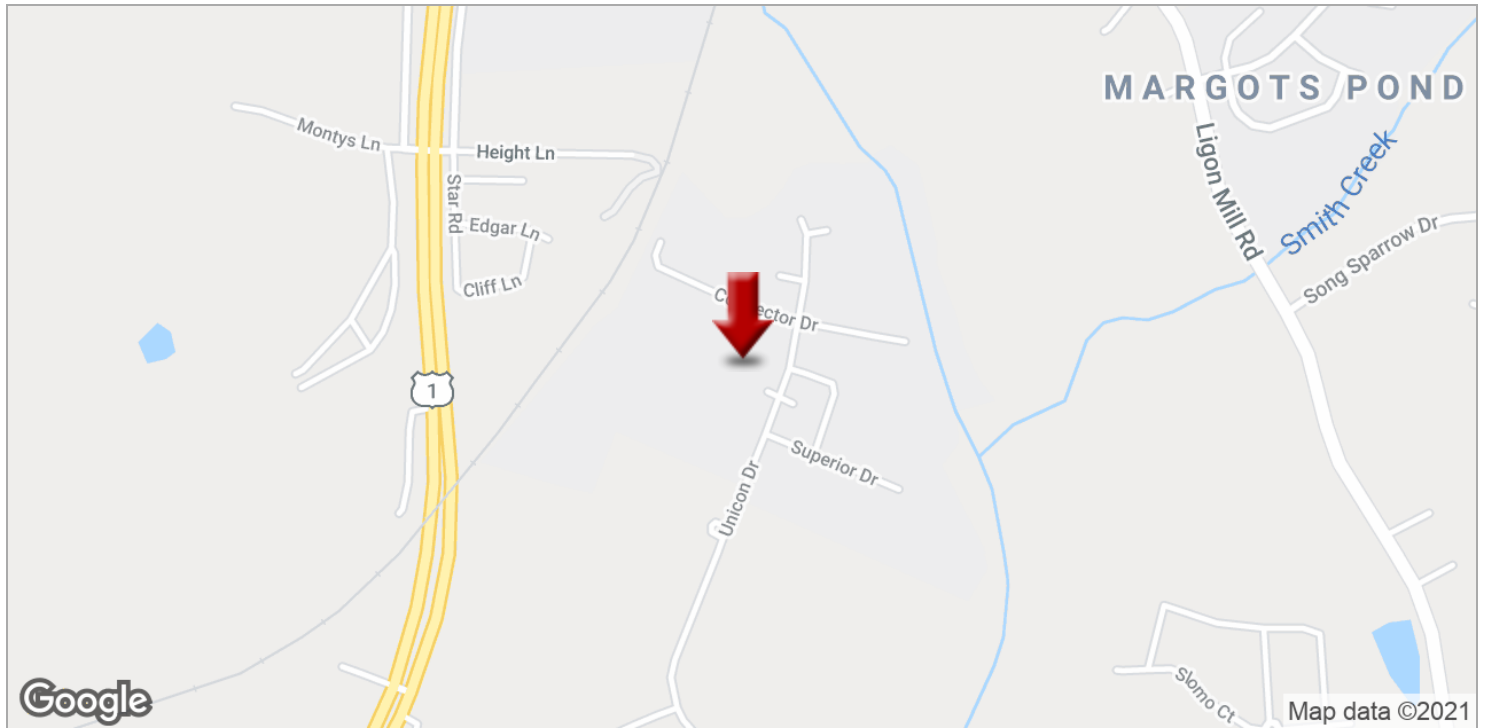
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Spending facts are average annual dollars per household

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