

**FOR LEASE**  
**1,200 SF SUBLEASE**

6615 FALLS OF NEUSE ROAD, RALEIGH, NC 27615



 **LEE &  
ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES  
RALEIGH DURHAM

**PRESENTED BY:**

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**ECONOMIC DATA**

**LEASE RATE:** Contact broker

**BUILDING DATA**

**TOTAL BUILDING SF:** 21,126 SF

**LISTING DATA**

**AVAILABLE SF:** 1,200 SF

**LOCATION OVERVIEW**

Located in Falls Village on Falls of Neuse Road

**PROPERTY HIGHLIGHTS**

- Anchored by TJ Maxx and HomeGoods, Co-tenants include Dollar Tree, Sherwin Williams, Chick-fil-A, Moe's Southwest Grill, Orange Theory Fitness, Nothing Bundt Cakes, Sports Clips, BB&T and Edible Arrangements
- Multiple entrances including signalized entrance on Falls of Neuse Road
- Traffic counts:  
36,000 VPD on Falls of Neuse Road  
9,000 VPD on Sandy Forks Road

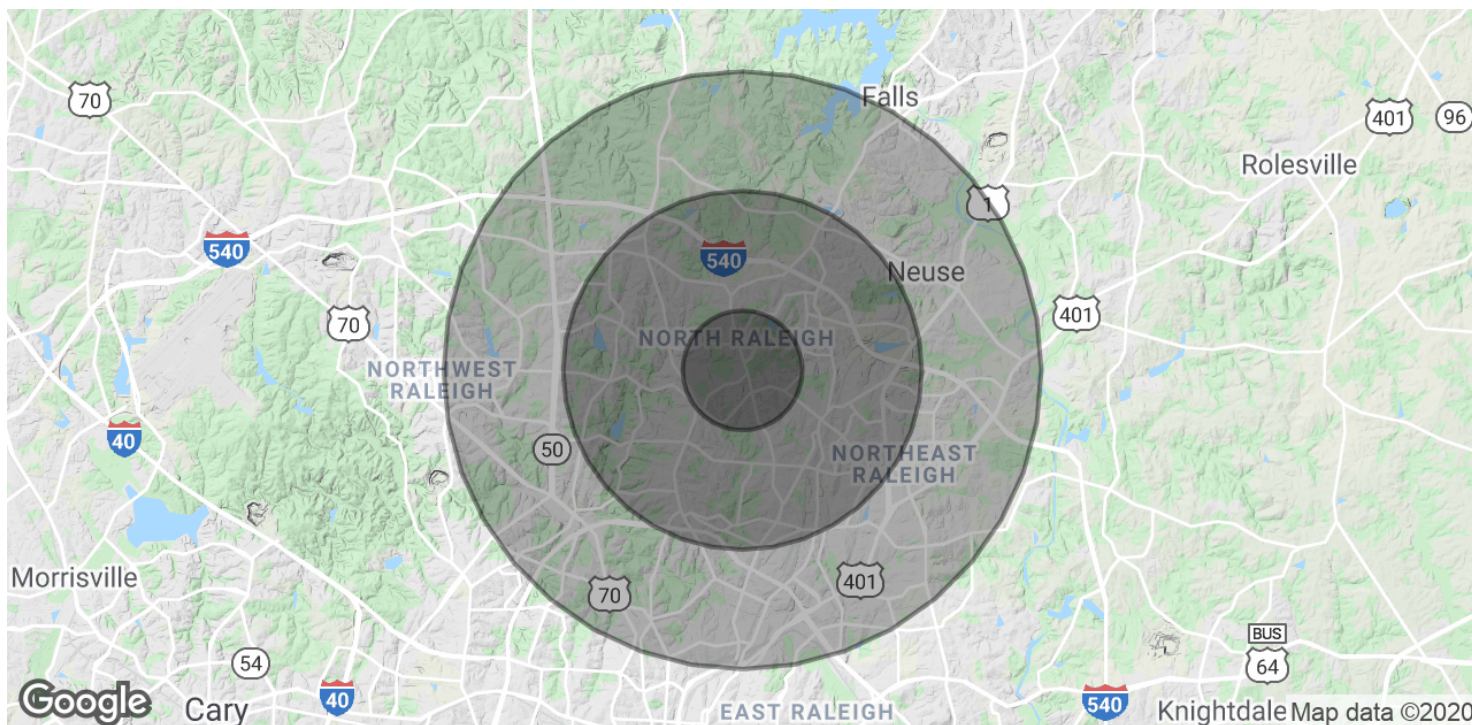
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### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	10,169	81,032	215,472
Total Households	4,481	35,247	90,356
Average HH Income	\$91,373	\$102,944	\$110,124

### BUSINESSES

	1 MILE	3 MILES	5 MILES
# of Businesses	800	6,474	12,228
# of Employees	6,318	69,323	127,769
Daytime Population	12,017	99,882	234,206

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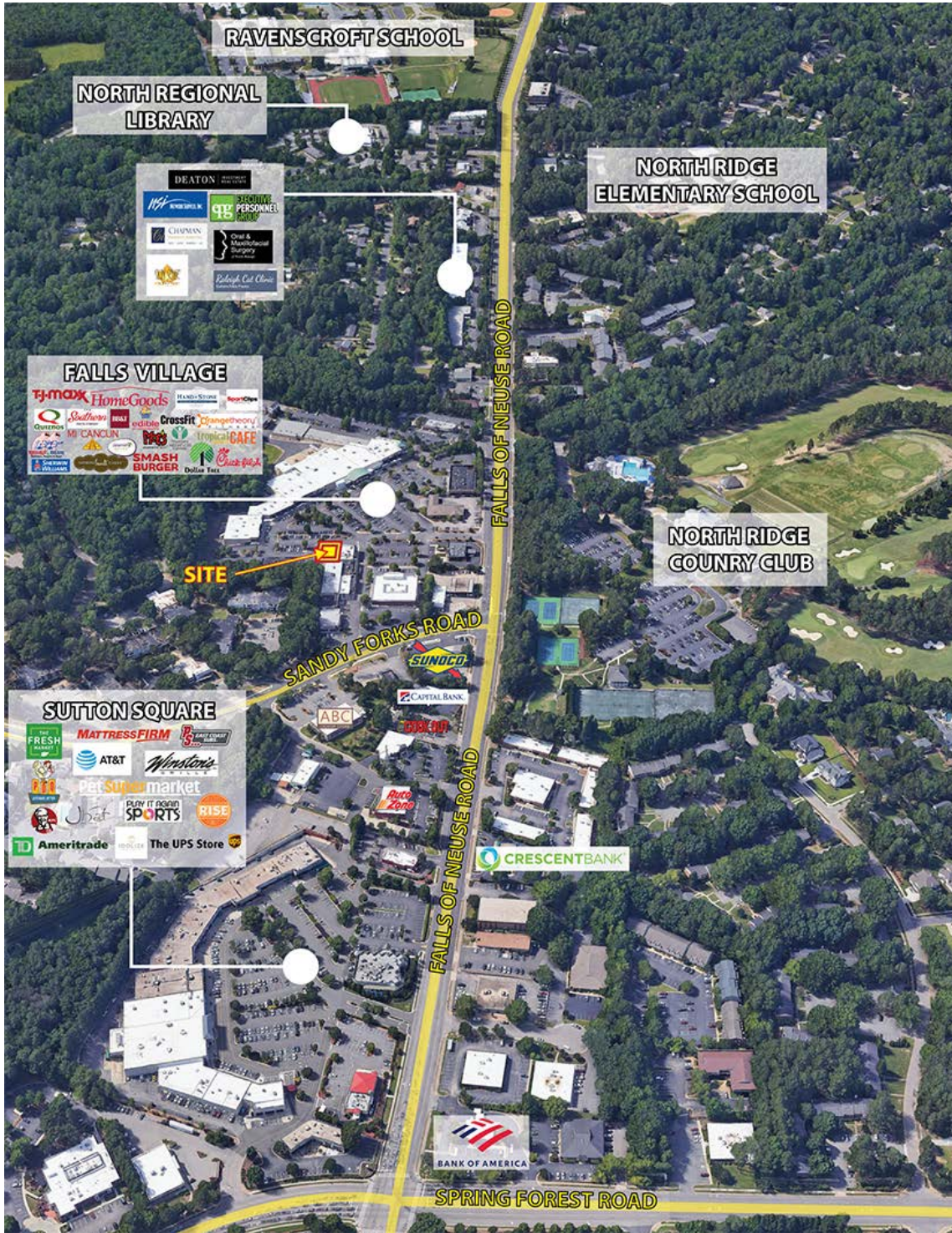
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