

1513 N MAIN STREET
FUQUAY-VARINA, NC
FOR SALE



RCR
RALEIGH • WILMINGTON

PROPERTY DETAILS

Address	1513 N Main Street Fuquay-Varina, NC
Sale Price	Call for Pricing
Availability	2,513 SF
Year Built	1946, renovated 2021
Acres	0.82
Signage	Potential signage on N Main Street
Roof and/or HVAC information	2021 roof, 2021 HVAC
Zoning	CC-CZD
Configuration	Three existing offices, large reception area, full kitchen, patio
Traffic Count	~28,800 Vehicles Per Day

1513 N Main Street presents a rare opportunity for professional users to own a beautifully maintained office property in the heart of Fuquay-Varina. Located along the main corridor and less than two miles from downtown, the property blends residential charm with commercial functionality, offering a warm and welcoming environment ideal for law firms, CPAs, financial advisors, or similar professional users. The ±0.82-acre site includes ample parking, a horseshoe concrete driveway, a large backyard, and an 800 SF storage building with electricity—delivering both practicality and versatility in one of the Triangle's fastest-growing communities.

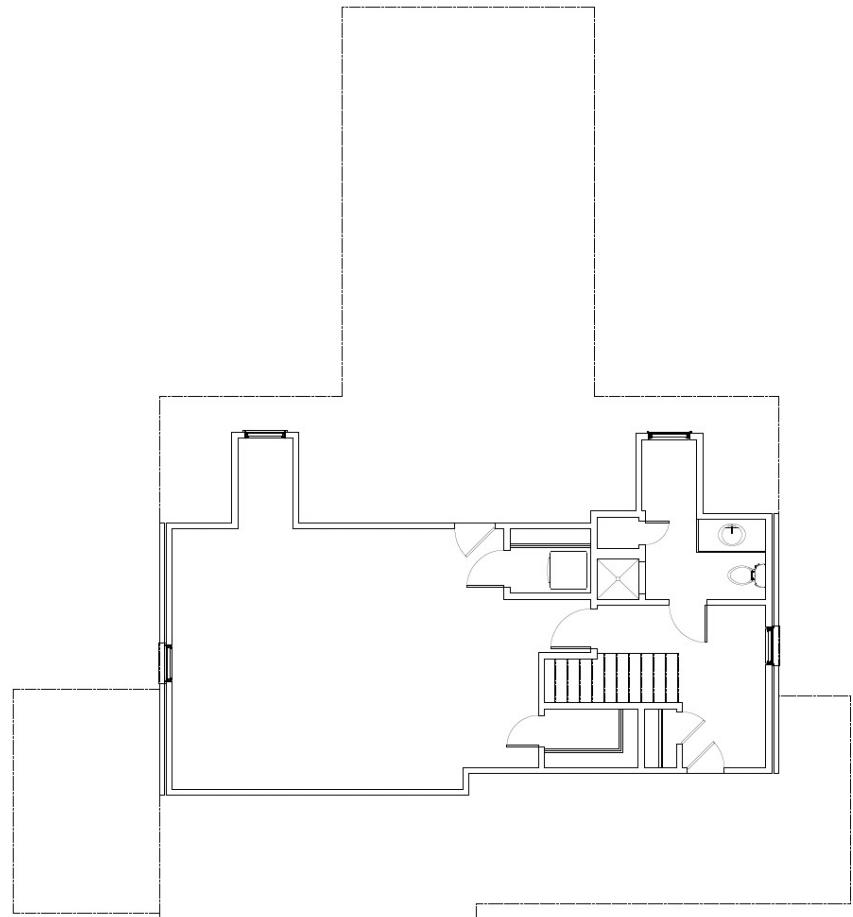
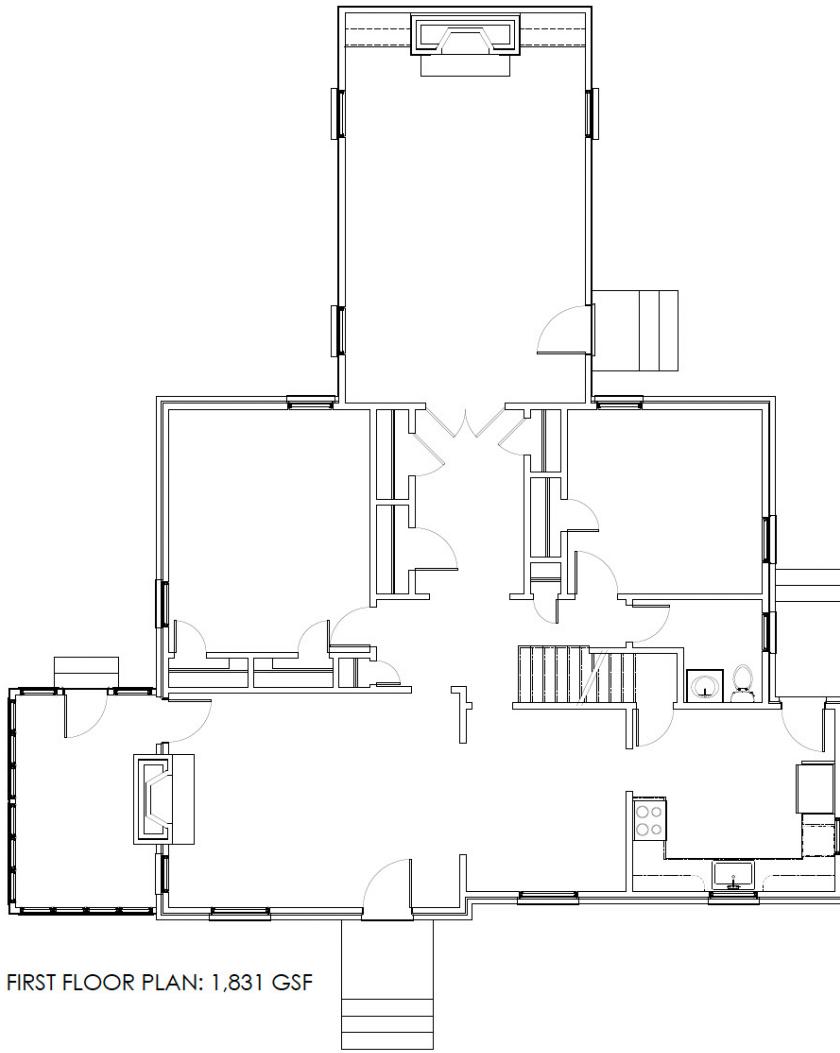
The building has been thoughtfully updated while preserving its character, featuring original hardwood floors, a sunroom, and two full masonry fireplaces with new chimney caps and natural gas logs (inspected 2021). Recent improvements include Renewal by Andersen windows (2021), upgraded plumbing (2021), and a new HVAC system (2021). Additional highlights include interior and exterior basement access, brick and Masonite exterior construction, landscaped grounds with mature oaks, dogwoods, magnolia, azalea, and camellia, and a brick patio with a natural gas hookup for grilling. The property is served by city water and sewer.



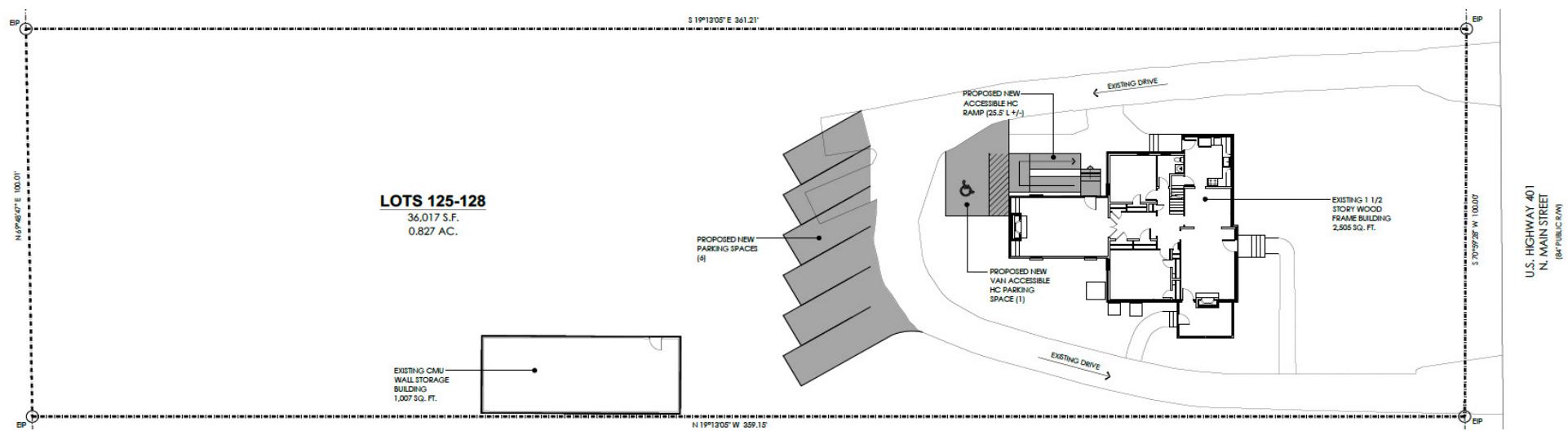
FLOOR PLAN



[CLICK FOR VIRTUAL TOUR](#)



PROPOSED PROPOSED SITE PLAN



1513 N Main Street



RCR
RICH COMMERCIAL REALTY







N
S
E
W
NC GRID NORTH
NAD 83(2018)

TS

ON PIPE
SET
ER
IN OUT
UNIT

E
LINES
IT
SALE
K
MAPS
WAY
CURB

ANGLE IRON
CONTROL CORNER
N671737.41
E2069139.48

BY THIS PLAT WAS PREPARED
IN AN ACTUAL FIELD SURVEY
SHEPHERD IN 1942
THAT THE LINES NOT SURVEYED
BUT THAT WERE PLOTTED FROM
E HERTON THAT THE RATIO OF
RMS 118.002 AND THAT
SATELLITE SYSTEMS(88) AND
ON OF THIS SURVEY AND THE
S USED:

A
0.02
X RTK
1942
MAP 2023
RE JRS
S 55559247
T 1001

PROFESSIONAL LAND SURVEYOR

A BOUNDARY SURVEY OF AN
ACRES OF LAND OR ONE OR
NITS AND DOES NOT CREATE
A PLAT. THIS SURVEY IS FOR THE
THIS SUBMISSION, AN "EXISTING PARCEL"
IS AN AREA OF LAND DESCRIBED
SCRIPT OF THE LAND AS ORDERED
BEDS OR MAY BE LEGALLY DIVIDED
KEED IN IT'S EXISTING CONFIGURATION.

John
PLS 3040

ENTRY THAT THIS PLAT WAS DRAWN UNDER
AN ACTUAL SURVEY MADE UNDER MY
X 1942 PAGE 648 MAP # 1942 PAGE 160
NOT SURVEYED ARE CLEARLY INDICATED AS BROKEN LINES
LON FOUND IN BOOK 1942 PAGE 3400
EISION OR POSITIONAL ACCURACY AS CALCULATED IS
THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH
DED. WITNESS MY ORIGINAL SIGNATURE,
SEAL THIS 26 DAY OF FEBRUARY, A.D. 2023

John
MKT, NCPLS - 3040

IN BOOK OF MAPS 2023 PAGE 193 WAKE COUNTY REG.



BENTON W. DEWAR AND ASSOCIATES
PROFESSIONAL LAND SURVEYOR
5920 HONEYCUTT ROAD
HOLLY SPRINGS, NC 27540
PH. # (919) 562-9813
FAX # (919) 557-2255

AREA BY COORDINATES
NC GRID COORDINATES OBTAINED USING A
SPECTRA PRECISION SP80 GPS UNIT,
REFERENCED TO NAD 83(2018).
ALL DISTANCES GROUND HORIZONTAL
UNLESS NOTED OTHERWISE.

THIS SURVEY DID NOT HAVE THE BENEFIT OF
A TITLE REPORT AND IS SUBJECT TO ANY
MATTERS ONE MAY DISCLOSE.
PROPERTY SUBJECT TO BOTH ABOVE
AND/OR BELOW GROUND UTILITIES AND/OR
EASEMENTS.
CALL 811 BEFORE ANY DIGGING OR
CONSTRUCTION.

THIS PROPERTY IS NOT LOCATED IN A
FLOOD HAZARD AREA PER
F.E.M.A. MAP #3720066700K
EFF. DATE: 7/19/2022 ZONE X

PROPERTY ZONED RA - FUQUAY-VARINA

WAKE COUNTY, NC 126
TANHY L. BRUNNER
REGISTER OF DEEDS
PRESENTED & RECORDED ON
02/06/2023 15:43:25
BOOK: BM2023 PAGE: 00193

50 0 25 50 100 200

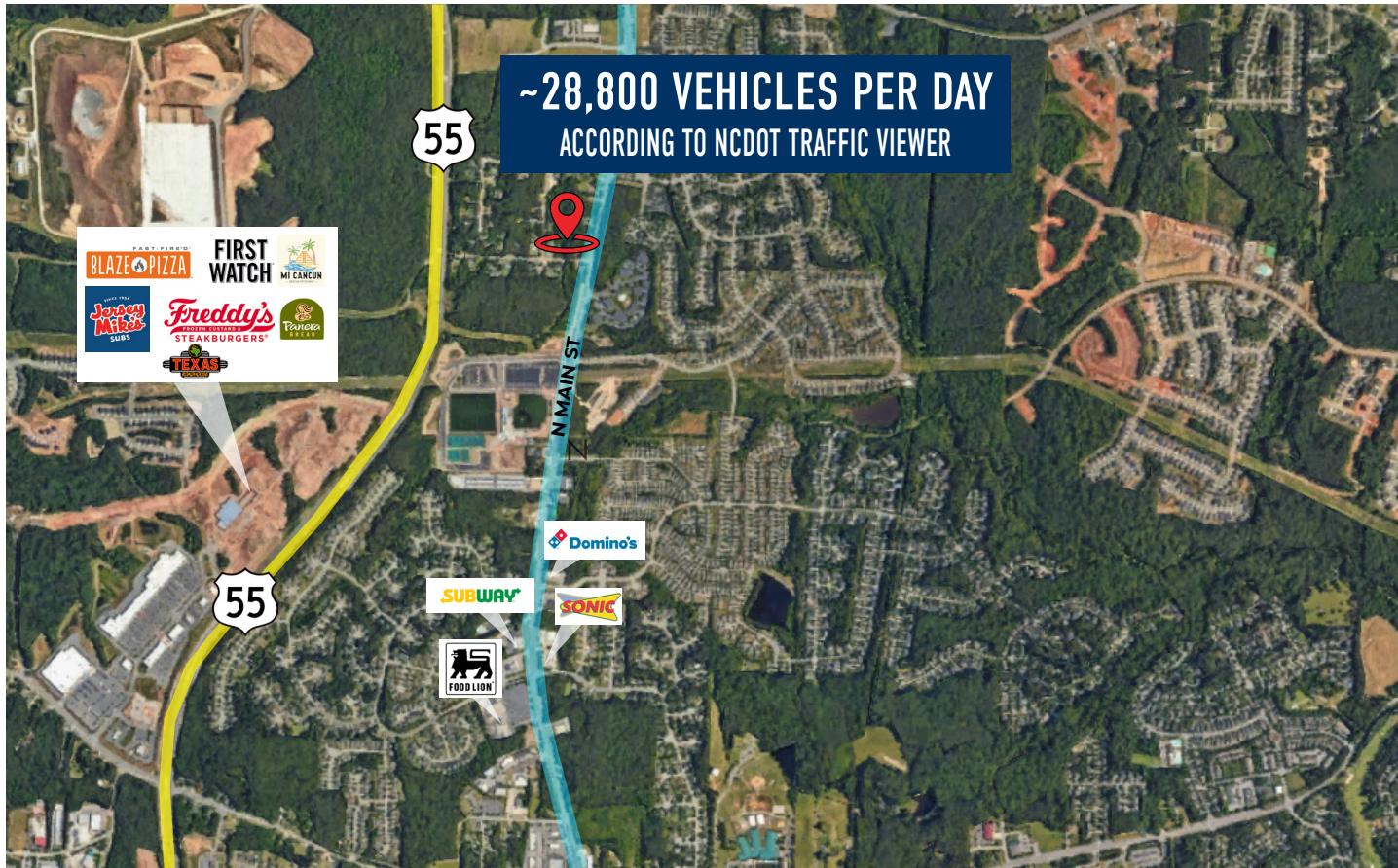
PRINTED BY SURVEYOR IND

1513 N Main Street

RCR
RICH COMMERCIAL REALTY

LOCATION

LOCATION OVERVIEW





Nick Kasprzak, CCIM
Vice President
(984) 202-0066
nkasprzak@richcommercialrealty.com

DISCLAIMER:

While we have made every attempt to ensure that the information contained herein is accurate, Rich Commercial Realty, LLC ("RCR") is not responsible for any errors or omissions, or for the results obtained from the use of this information. All information provided herein is provided with no guarantee of completeness, accuracy, or timeliness, and without warranty of any kind, express or implied, including, but not limited to warranties of performance, merchantability and fitness for a particular aa thorough review of the included property to determine its compatibility with your real estate goals and specifications. In no event will RCR, its partners, agents, or employees be liable to you or anyone else for any decision made or action taken in reliance on the information herein.



Call Our Office
919.821.7880



Visit Our Website
richcommercialrealty.com



Follow RCR on LinkedIn
www.linkedin.com/company/2514132/admin/feed/posts/



Raleigh, NC
3840 Ed Drive, Suite 108
Raleigh, NC 27612

Wilmington, NC
P.O. Box 15004
Wilmington, NC 28412