



# Retail Space for Lease

1391-1393 South East Maynard Road in Cary, NC

**4,120 SF Available NOW!**



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# 1391-1393 SE Maynard Rd. Cary, NC

## Retail Lease Offer



## SE Maynard Freeman Center

High House Capital is pleased to exclusively present the opportunity to lease an approximate **4,120 square foot end-cap, corner** space at **the SE Maynard Freeman Center** just outside of Downtown Cary, NC. This prime location offers excellent visibility and access, and is situated in a vibrant and growing community. The suite is a corner unit located within a larger building.

### PROPERTY DETAILS

<b>ADDRESS</b>	1391-1393 SE Maynard Rd. Cary, NC 27511
<b>MUNICIPALITY</b>	Wake County
<b>PARCEL REID</b>	0224523
<b>AVAILABLE SF</b>	4,120 SF



# 1391-1393 SE Maynard Rd. Cary, NC

## Retail Suite Available for Lease

- Approximately **4,120 sf** available now
- Sub-division into a smaller space may be possible
- **Corner suite** of the building
- Situated around the block from **Downtown Cary**
- Population Radius 1-mile | 3-miles | 5-miles = 8.3K | 74.8K | 172.6K<sup>1</sup>
- Parking ratio of 5 spaces / 1,000 sqft
- Direct visibility from Maynard Rd (18,000+ vehicles per day)
- Near the intersection of Maynard Rd and Chatham Rd
- Shopping strip is anchored by the Cary DMV
- Nearby tenants include: Domino's Pizza, MetroPCS, Panateria Bakery, etc.

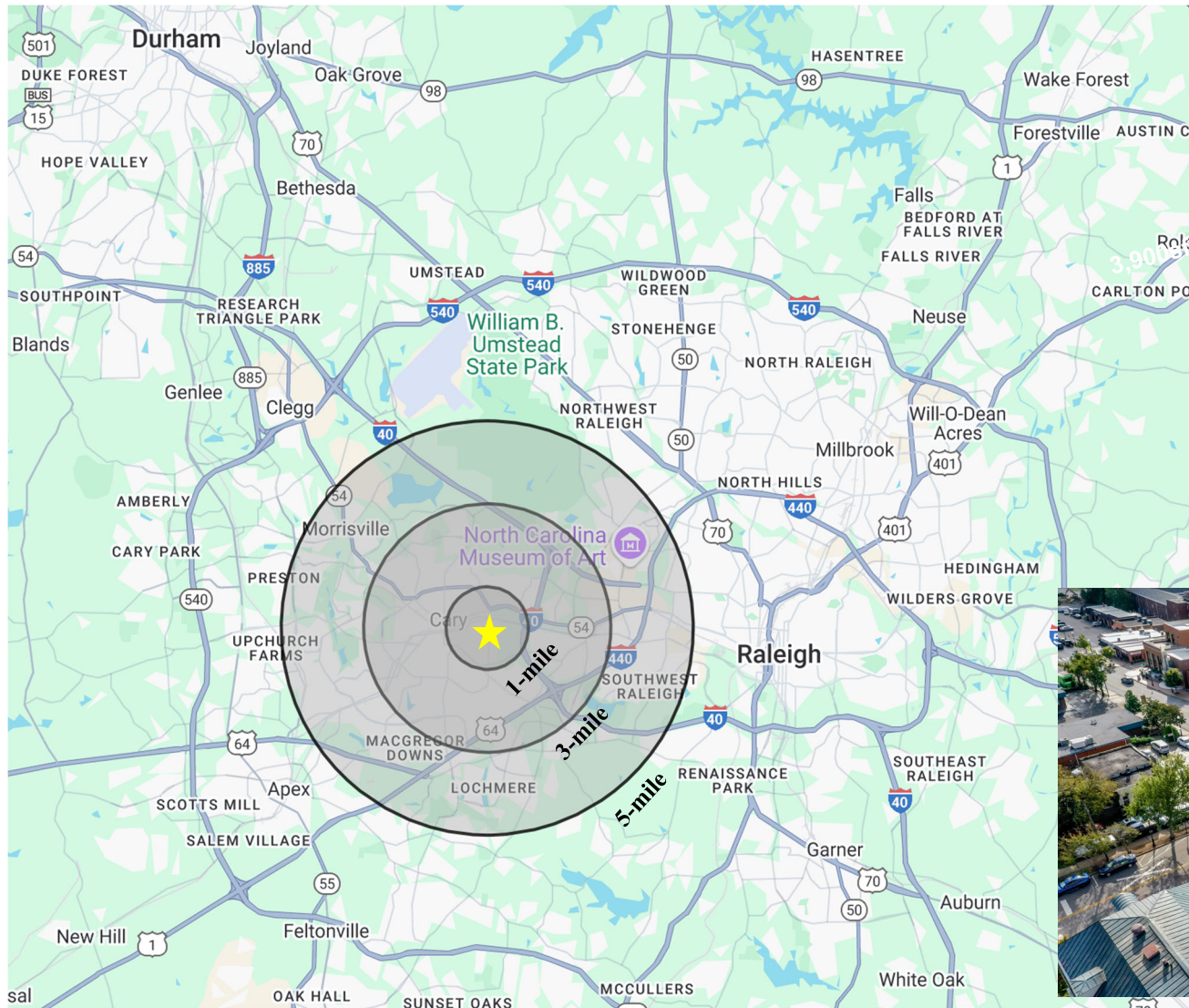
## Rental Terms

- Monthly rent of **\$18 NNN**
- Estimated TICAM of **\$5.75 psf**
- Available lease term from **1 to 5 years**
- Available immediately

1- Data from RadiusPlus



# Location Overview



## SE Maynard Rd.

Traffic Volume| 18,400 AADT  
NE Maynard Rd| 20,600 AADT

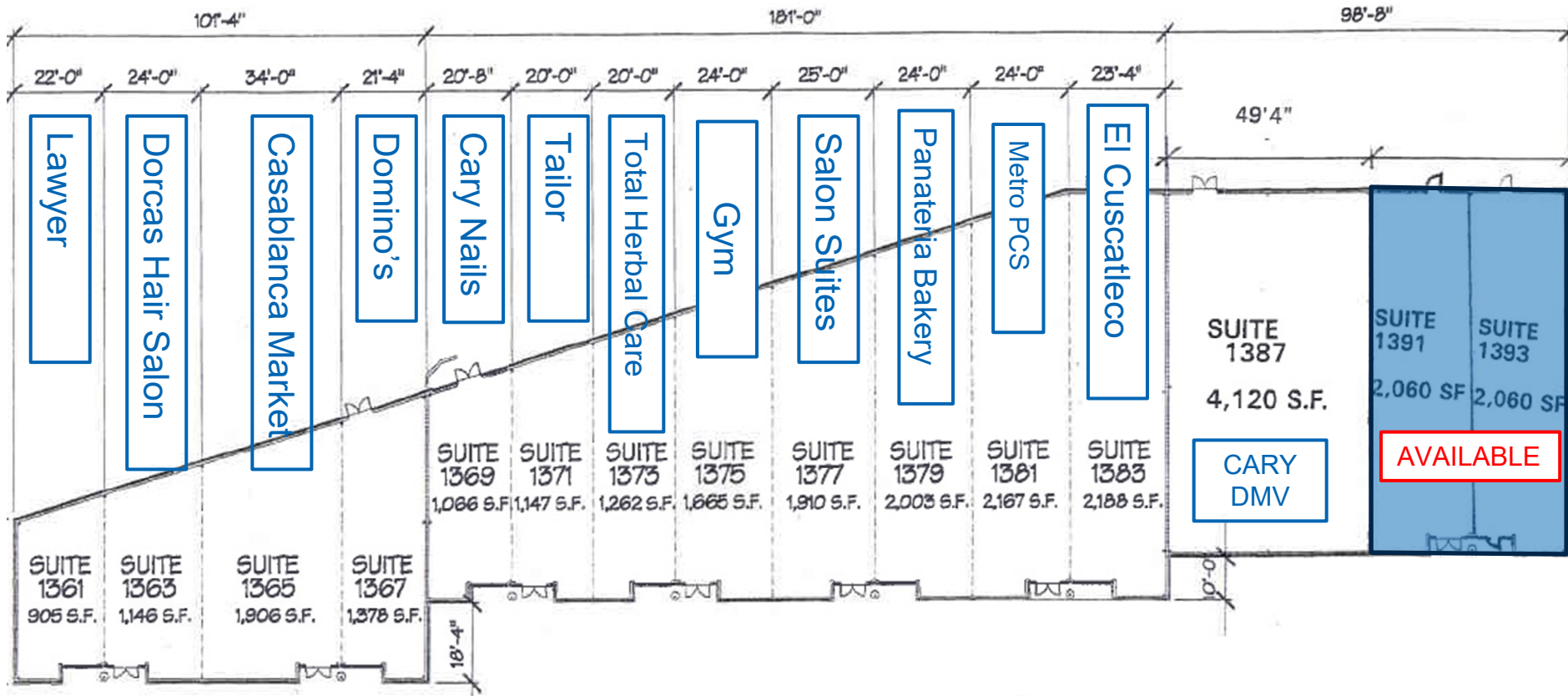
## Cary, NC

Part of Wake County, the most  
populous NC county

90% Population Growth Between  
the Last Two Decennial Censuses



# Suite Map – 1391-1393 SE Maynard Rd.



# Interior Photos

