

*MEDICAL OFFICE FOR LEASE*

**3803-A COMPUTER DRIVE**

RALEIGH, NC 27609



**NAITRI** PROPERTIES

# PROPERTY OVERVIEW

First floor medical office located adjacent to Midtown Raleigh's North Hills neighborhood, this ideal location is surrounded by a variety of highly desirable amenities including multiple upscale dining and shopping options.

<b>ADDRESS</b>	3803-A Computer Drive, Raleigh, NC 27609
<b>BUILDING SIZE</b>	Approximately 10,780 RSF
<b>AVAILABLE SPACE</b>	Unit 101: 1,700 RSF
<b>RENTAL RATE</b>	\$35.00/RSF, NNN
<b>TICAM</b>	\$6.22/RSF (Water and electric included)
<b>PARKING RATIO</b>	3.75:1,000 SF
<b>YEAR BUILT</b>	1985- Remodeled in 2016
<b>HIGHLIGHTS</b>	<ul style="list-style-type: none"><li>• Currently built out as a dental office</li><li>• Convenient to I-440 and the future bridge connecting Barrett Drive and Quail Hollow Drive</li><li>• Tenant Improvement dollars available</li><li>• Numerous upscale restaurants, shops, banks, and hotels located in North Hills and at Crabtree Valley Mall are all within a 5 minute drive</li><li>• On site owners/management</li></ul>
<b>AMENITIES</b>	

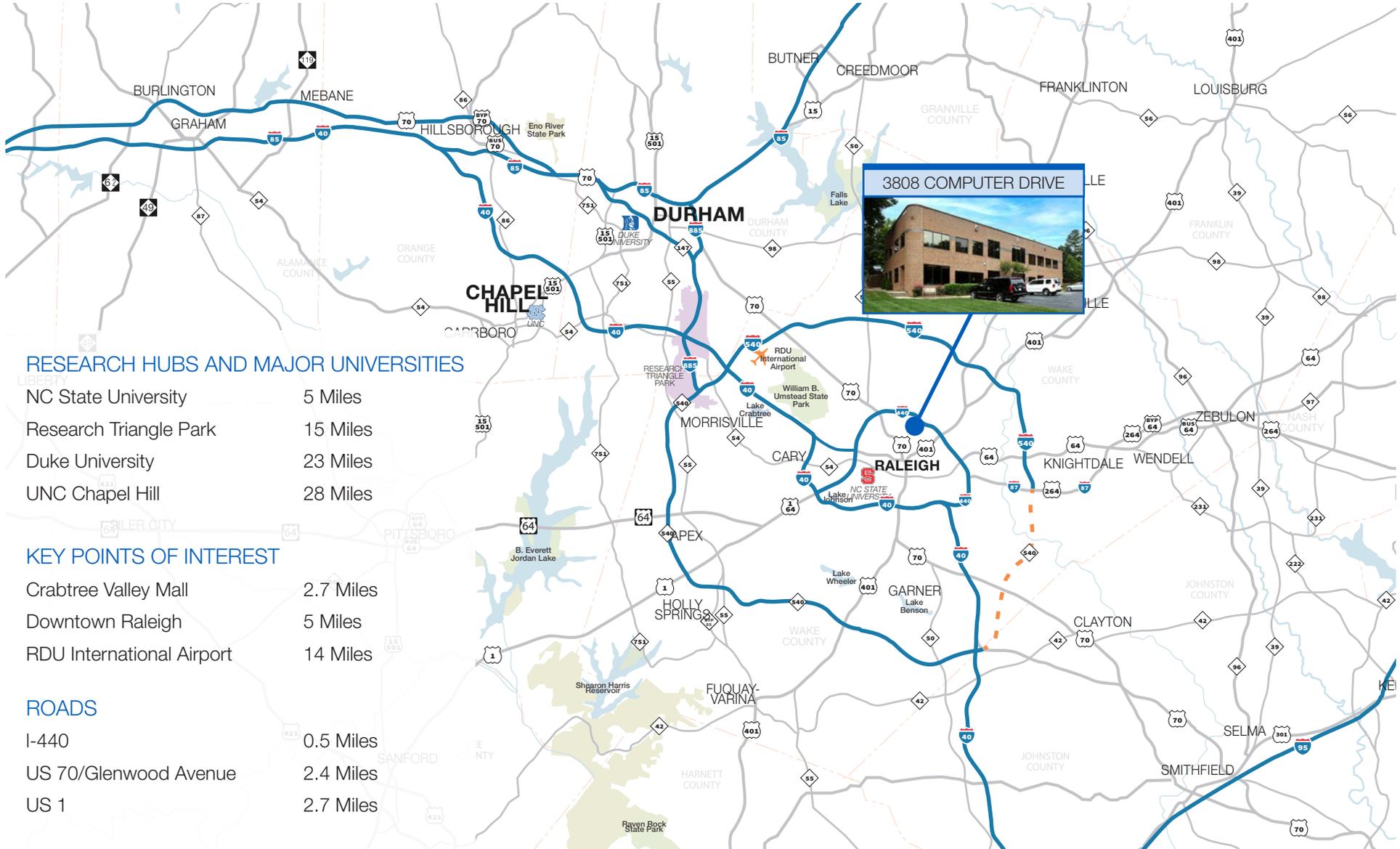
## CONTACT

RYAN GAYLORD, CCIM, SIOR | 919.491.8722 | rgaylord@triprop.com  
PAXTON MASSARELLI | 919.271.8040 | pmassarelli@triprop.com

**NAITRI** PROPERTIES



# TRIANGLE REGION



## CONTACT

RYAN GAYLORD, CCIM, SIOR | 919.491.8722 | rgaylord@triprop.com  
 PAXTON MASSARELLI | 919.271.8040 | pmassarelli@triprop.com



All information provided herein is from sources deemed reliable. However, all information is subject to verification. NAI Tri Properties does not independently verify nor warrant the accuracy of the information.

# DOT BRIDGE PLANNED



SIX FORKS ROAD

COMPUTER DRIVE

BARRETT DRIVE

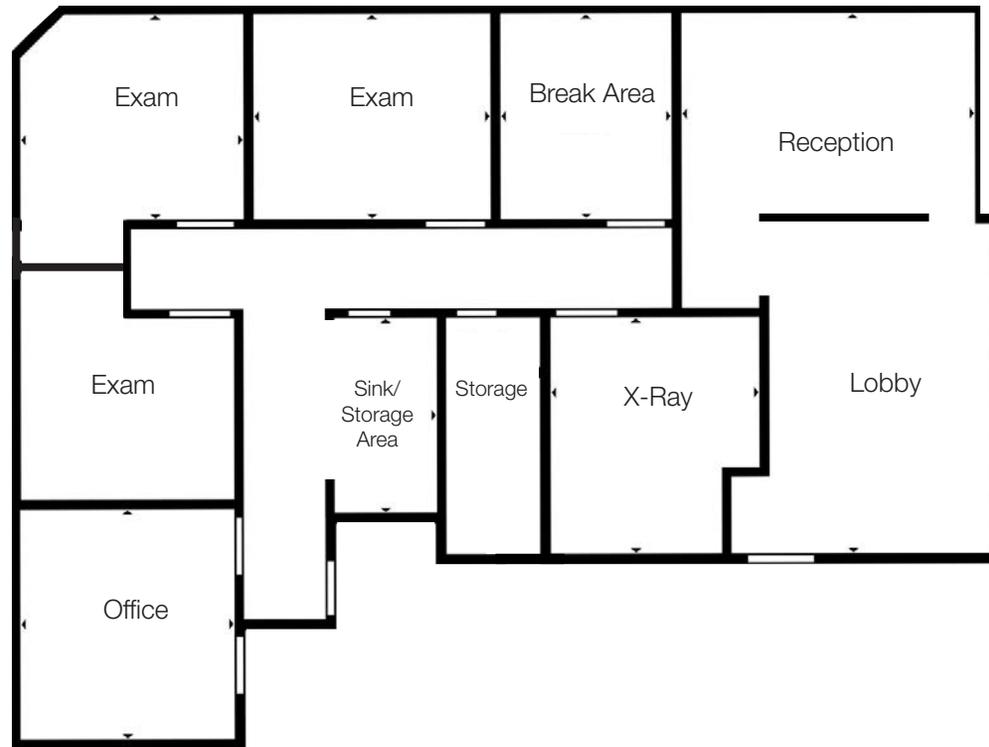
440

FUTURE BRIDGE CONNECTING  
BARRETT DR. & QUAIL HOLLOW DR.

# FLOOR PLAN



Click or  
Scan for  
Virtual  
Tour



Unit 101  
1,700 RSF

## CONTACT

RYAN GAYLORD, CCIM, SIOR | 919.491.8722 | rgaylord@triprop.com

PAXTON MASSARELLI | 919.271.8040 | pmassarelli@triprop.com

All information provided herein is from sources deemed reliable. However, all information is subject to verification.  
NAI Tri Properties does not independently verify nor warrant the accuracy of the information.

**NAI** TRI PROPERTIES



## CONTACT

RYAN GAYLORD, CCIM, SIOR | 919.491.8722 | [rgaylord@triprop.com](mailto:rgaylord@triprop.com)

PAXTON MASSARELLI | 919.271.8040 | [pmassarelli@triprop.com](mailto:pmassarelli@triprop.com)

All information provided herein is from sources deemed reliable. However, all information is subject to verification. NAI Tri Properties does not independently verify nor warrant the accuracy of the information.

**NAI** TRI PROPERTIES

# AMENITIES

Adjacent to the North Hills Midtown area this location continues to grow with unbeatable amenities for every need. Foodie finds in every cuisine, upscale shopping, entertainment, fitness options, and hotels options for guests.

## ARTS, CULTURE, & ENTERTAINMENT

Amazing Lash Studio  
Anthropologie  
Arrow Haircuts  
ArtSource Fine Art Gallery  
AT&T  
Bank of America  
BeyondBlue Interiors  
Blown Away Blow Dry Bar  
Bluemercury  
Bonobos  
Brighton Collectibles  
Brothers Cleaners  
Cameron Clothing  
Cariloha North Hills  
Charlotte's Jewelry & Gifts  
Copper Penny  
Edge Office  
Ethan Allen  
Exclusive Alterations by  
Shahla Fink's Jewelers  
Fleur Boutique  
Flour Power Kids Cooking  
Gena Chandler  
Glo de Vie Med Spa  
GNC North Hills  
Omega Sports  
Harris Teeter  
Ideal Image

J.McLaughlin  
Kendra Scott  
Kitchen and Bath Galleries  
La Maison  
Lamb's Ear Children's  
Clothing  
Learning Express Toys  
Lee Spa Nails  
LensCrafters  
Liles Clothing Studio  
Lilly Pulitzer  
Lou & Grey  
Lou Lou Boutiques  
Lululemon Athletica  
Main & Taylor Shoe Salon  
Marta's  
Massage Envy Spa  
Mattress Firm  
Midtown Nail Spa  
Monkee's of Raleigh  
North State Bank  
Paintbase Nail Bar  
Paper Source  
Paperbuzz  
Paysage Home  
Peter Millar  
Quail Ridge Books  
Quintessentials  
REI  
Relax The Back  
Restoration Hardware

Salon Blu  
South Moon Under  
Southern Tide  
Sports Clips Haircuts  
StyleFinder Boutique  
Sunglass Hut  
Suntrust Bank  
Sur La Table  
Target  
The Spectacle  
The UPS Store  
Total Wine & More  
Trellis Floral  
Truist  
Uniquities  
Verizon Wireless  
Vermillion  
Vineyard Vines  
Voda Boutique  
Von Kekel Aveda Salon Spa  
Walgreens  
Warby Parker  
Wells Fargo  
Zipcar at North Hill

## DINING & NIGHTLIFE

41Hundred  
Aladdin's Eatery  
Another Broken Egg  
Café

Bartaco  
Ben & Jerry's  
Bonfish Grill  
Chick-fil-A  
Chipotle  
Chuy's  
CO  
Coquette Brasserie  
CowBar  
Edible Art Bakery & Dessert  
Café Firebirds Wood  
Fired Grill  
Five Guys  
Fox & Hound Sports  
Tavern  
Giorgio Pizza Bar  
Happy & Hale  
Jubala Coffee  
Kilwins  
Las Ramblas  
Level 7  
Mason's Famous Lobster  
Rolls  
Mia Francesca Trattoria  
Italian  
Midtown Grille  
Moe's Southwest Grill  
Panera Bread  
Pieology Pizzeria  
PrimoHoagies  
Rosewater Kitchen & Bar

Ruth's Chris Steak House  
Smoothie King  
Starbucks  
STIR Raleigh  
The Capital Grille  
The Cowfish  
Vita Vite Midtown  
Vivace  
Which Wich?  
Yardhouse

## FITNESS & PARKS

Cyclebar  
Eastgate Park  
Fitness Connection  
Midtown Park  
Midtown Yoga  
Orange Theory  
Pure Barre

## PLAY

Kings Bowl-North Hills  
Regal North Hills

## HOTELS

AC Hotel by Marriott  
Hyatt House  
Renaissance Raleigh

## CONTACT

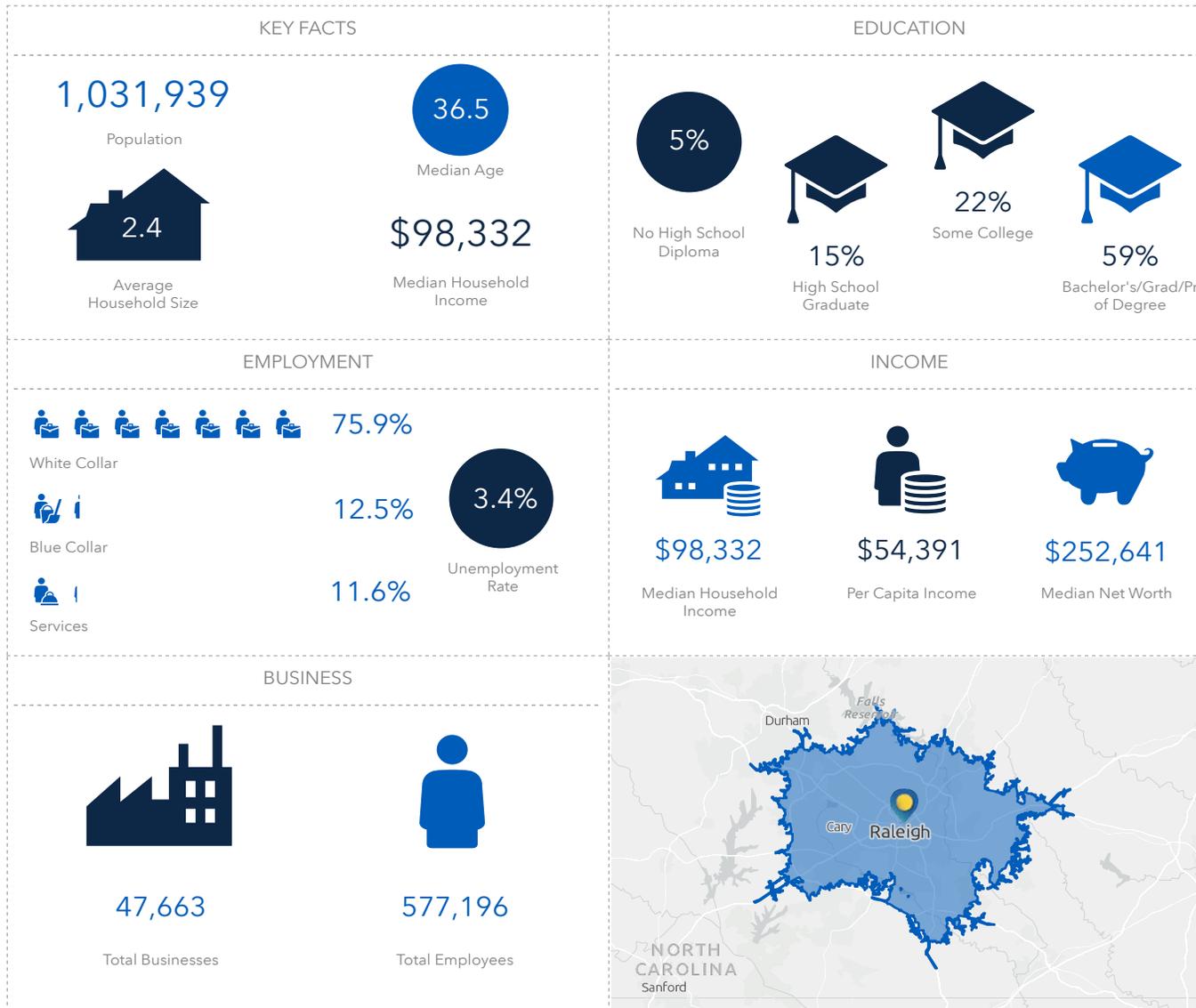
RYAN GAYLORD, CCIM, SIOR | 919.491.8722 | rgaylord@triprop.com  
PAXTON MASSARELLI | 919.271.8040 | pmassarelli@triprop.com

All information provided herein is from sources deemed reliable. However, all information is subject to verification. NAI Tri Properties does not independently verify nor warrant the accuracy of the information.

**NAI** TRI PROPERTIES

# DEMOGRAPHICS

## 27 MINUTE AVERAGE COMMUTE DRIVE TIME



### CONTACT

RYAN GAYLORD, CCIM, SIOR | 919.491.8722 | rgaylord@triprop.com  
 PAXTON MASSARELLI | 919.271.8040 | pmassarelli@triprop.com

