

SHOPPES AT POYNER PLACE

7810 TARGET CIRCLE
RALEIGH, NC 27616

FOR LEASE



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 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES
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PROPERTY OVERVIEW

AVAILABLE

- Bldg. 7810 - Suite 105: 2,320 SF

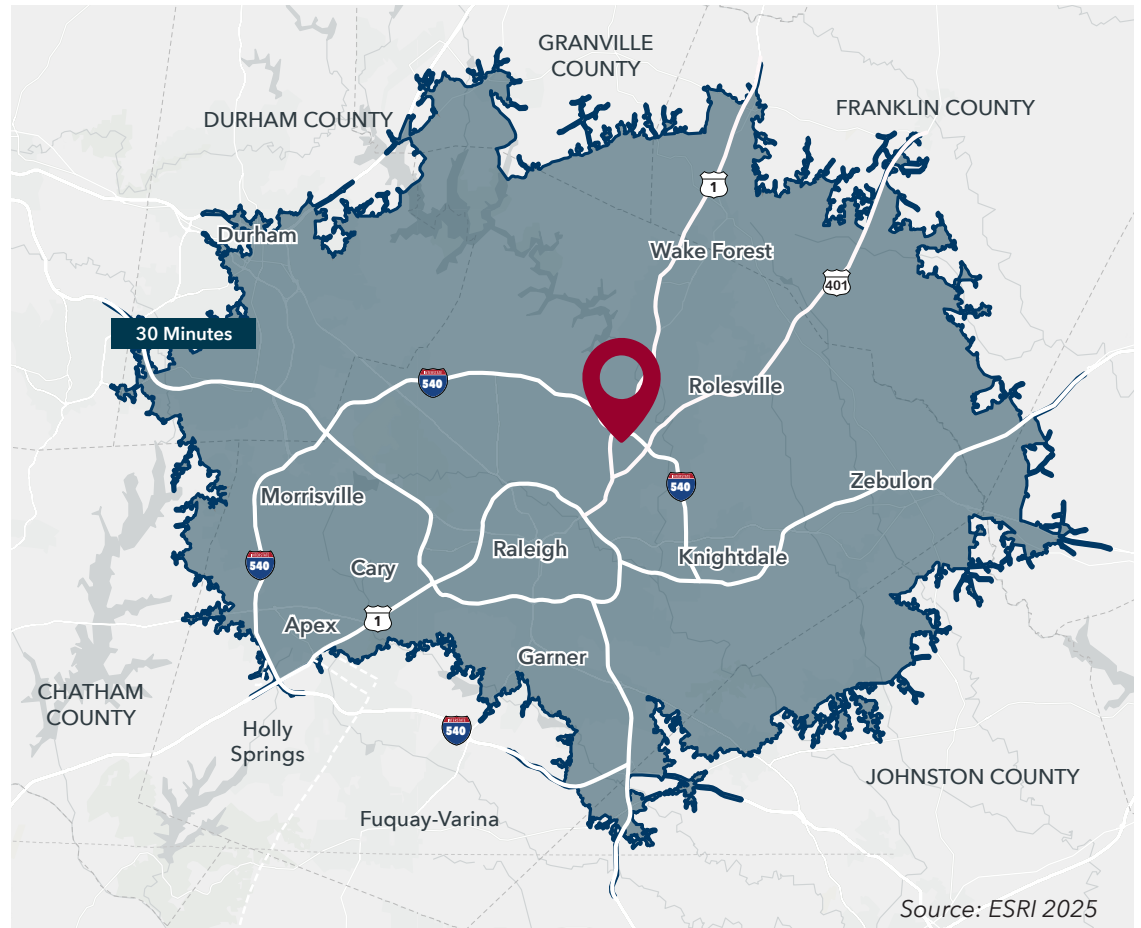
PROPERTY HIGHLIGHTS

- Part of Poyner Place, a 500,000 SF power center that includes Target, Marshalls, Old Navy, Ross, Ulta, Five Below, Michaels, Urban Air Adventure, Hibbett Sports, and pOpshelf
- Located directly across from Triangle Town Center, a 2 million SF mall with Saks Fifth Avenue, Belk's and Macy's
- Park of a rapidly growing area of Raleigh, convenient to I-540, US 1, and Capital Boulevard
- Ample parking that includes a 2-story parking deck

TRAFFIC COUNTS

- 62,500 VPD on Capital Boulevard
- 73,500 VPD on I-540

(Source: NCDOT 2023)

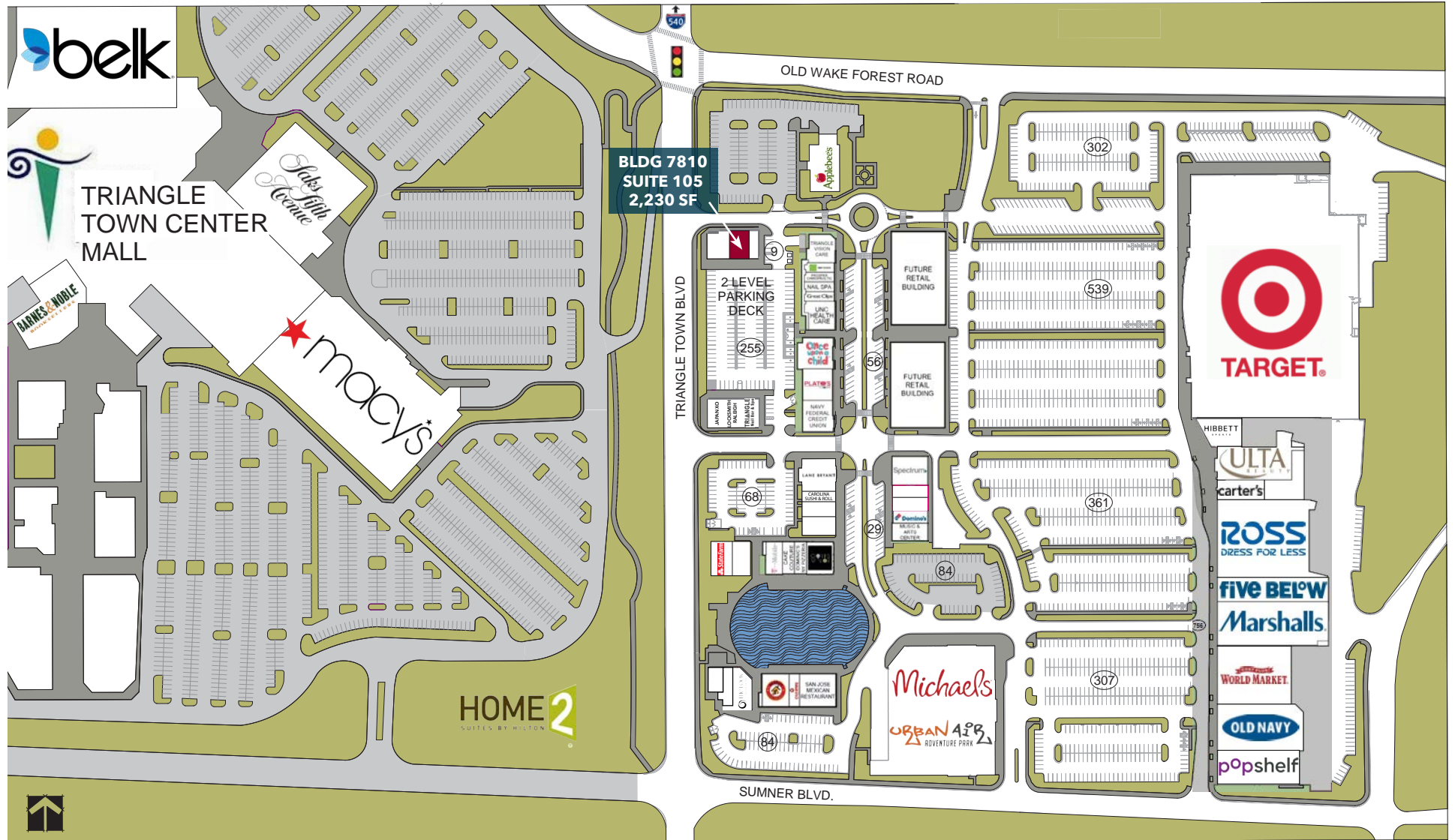


DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	9,767	88,545	197,330
Avg HH Income	\$78,993	\$108,407	\$123,297
No. of Businesses	555	3,985	11,354
No. of Employees	6,544	38,586	137,322
Total Daytime Population	13,805	91,587	232,154

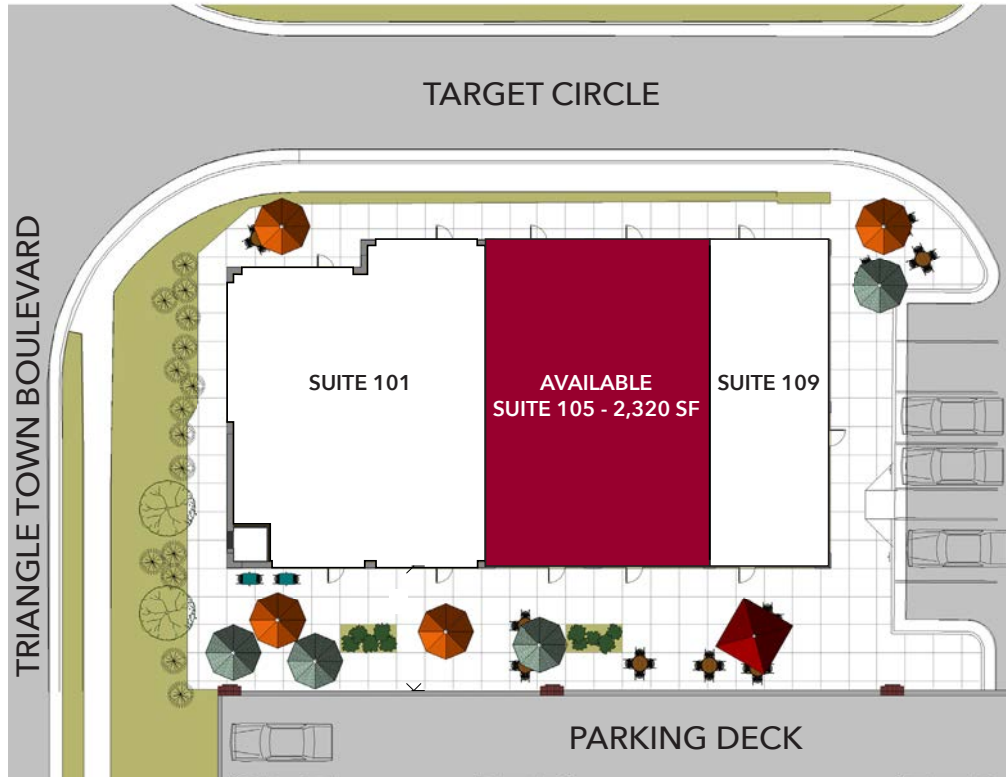
Source: ESRI 2025

SITE PLAN



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BUILDING PLAN - 7810 TARGET CIRCLE



SPACE HIGHLIGHTS

- Suite 105: 2,320 SF
- Access to 2,000 gallon grease trap
- Adjacent to 2-story parking deck with 255 spaces

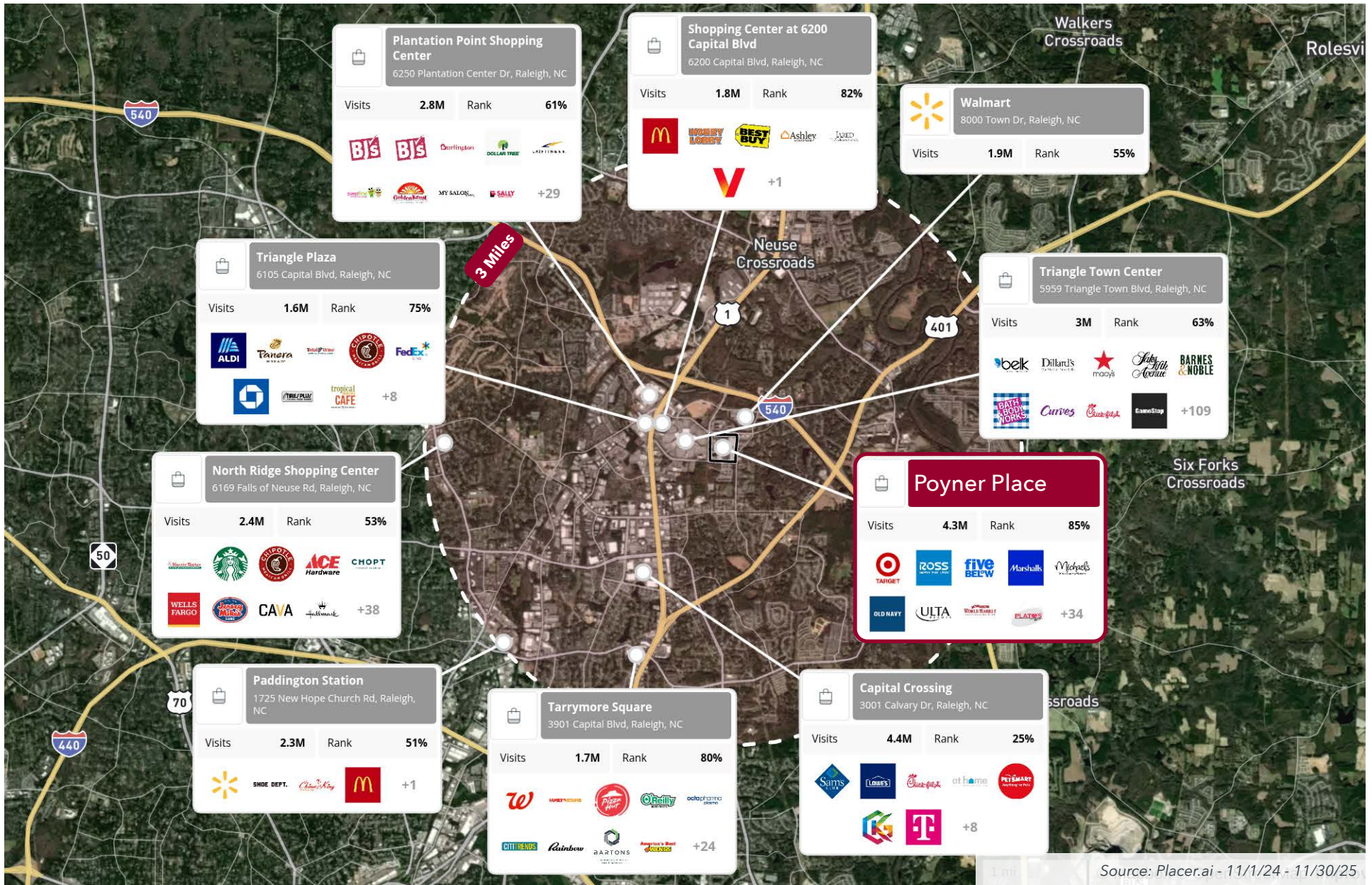
TENANT ROSTER

Suite 101	El Patio Bar & Grill	2,456 SF
SUITE 105	AVAILABLE	2,320 SF
Suite 109	VIP Maxx Tobacco & Vape	1,237 SF



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TOP RETAIL CENTERS WITHIN 3 MILES



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Presented by:

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