

QUAIL CORNERS

RALEIGH, NC 27609



Phase I

Phase II

Charles Lanier, MBA
clanier@lee-associates.com
D 919-576-2516

Jenn Olevitch-Roberson
jolevitch-roberson@lee-associates.com
D 919-576-2517

Loup Gajigianis
lgajigianis@lee-associates.com
D 984.684.5008

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
RALEIGH • DURHAM • WILMINGTON

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

FOR LEASE

EXISTING QUAIL CORNERS - PHASE I

5003 FALLS OF NEUSE ROAD, RALEIGH, NC 27609

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
RALEIGH • DURHAM • WILMINGTON



FOR LEASE

QUAIL CORNERS - PHASE II

1200 E MILLBROOK ROAD, RALEIGH, NC 27609

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
RALEIGH • DURHAM • WILMINGTON



FOR LEASE
QUAIL CORNERS
RALEIGH, NC 27609

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
RALEIGH • DURHAM • WILMINGTON



QUAIL COMMONS II
3-STORY OFFICE BUILDING

QUAIL COMMONS I
EXISTING

PROPOSED 5-STORY
APARTMENT BUILDING

13,500 VPD (NC DOT 2023)

MILLBROOK ROAD

31,000 VPD (NC DOT 2023)

FALLS OF NEUSE ROAD

MILLBROOK ROAD

15,000 VPD (NC DOT 2023)

QUAIL CORNERS
PHASE II

UNDER
CONSTRUCTION

QUAIL CORNERS
PHASE I

28,500 VPD (NC DOT 2023)

COASTAL
CREDIT UNION

FOR LEASE QUAIL CORNERS

AVAILABLE

- Phase I - Suite 14: 2,186 SF, 2nd Generation restaurant
Suite 15: 2,133 SF
- Phase II - 1st Floor: 1,025 to 12,203 SF
2nd Floor: 659 to 7,355 SF

PROPERTY OVERVIEW

- Located at the intersection of Millbrook and Falls of Neuse Roads
- Good mix of restaurants, retailers and service uses
- Anchored by The Butcher's Market; co-tenants include Big Ed's, Cristo's, Gym Tacos, and Juice Keys
- Part of the booming North Raleigh area
- Highly visible to traffic on both Millbrook and Falls of Neuse Roads



DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	11,696	91,899	241,617
Avg. HH Income	\$110,967	\$119,875	\$137,739
No. of Businesses	1,045	7,549	16,132
No. of Employees	11,719	89,834	199,432
Daytime Population	18,530	142,563	340,885

Source: ESRI 2025



FOR LEASE

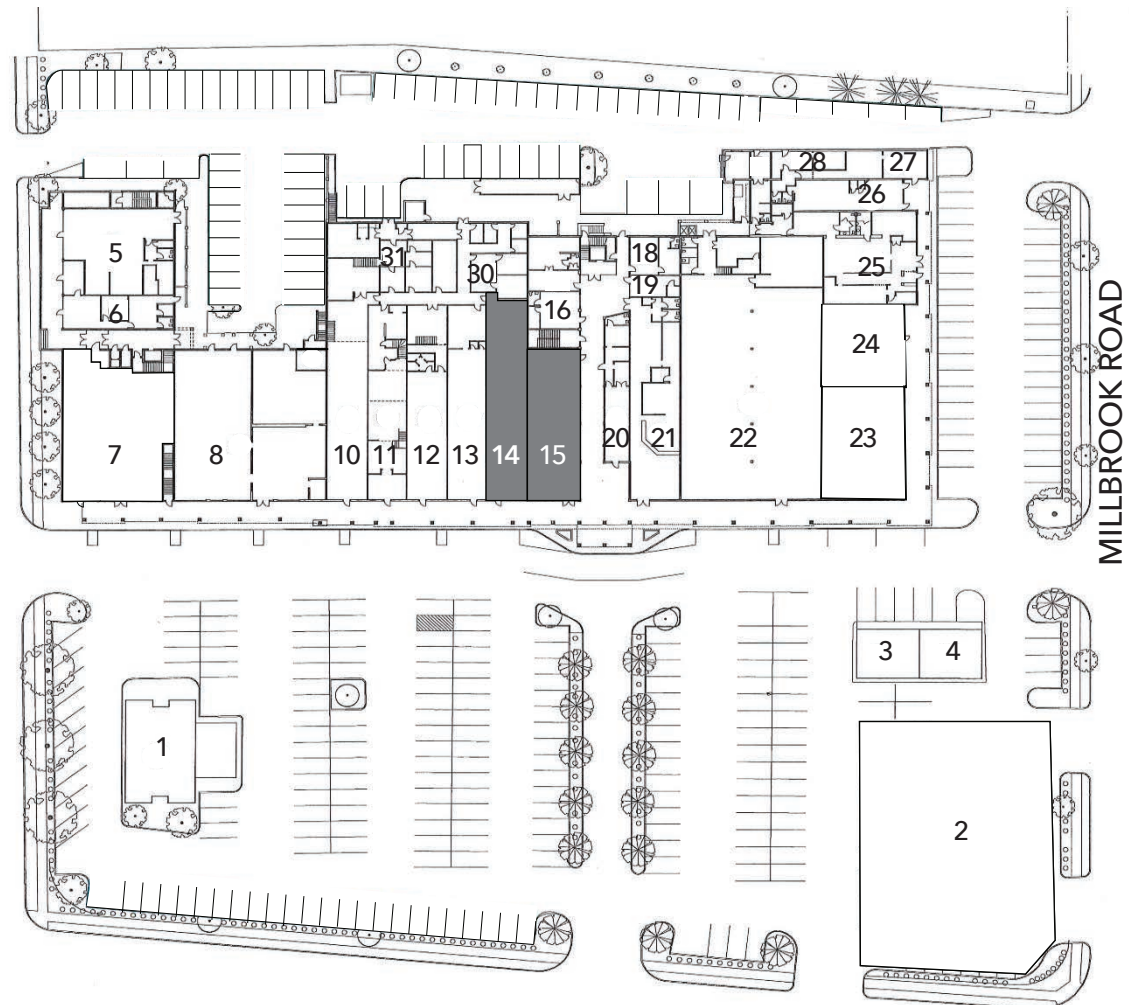
QUAIL CORNERS

5003 FALLS OF NEUSE ROAD, RALEIGH, NC 27609

PHASE I TENANT ROSTER

1	Deja Brew Coffee House	1,827 SF
2	Red Hot & Blue	2,500 SF
3	Morning Rolls	750 SF
4	Justin's Cafe	
5	Yoba Studios	2,400 SF
6	Edward Jones Investments	1,220 SF
7	Empire Fitness	3,800 SF
8	Big Ed's	6,136 SF
10	Geico	2,233 SF
11	Juice Keys	1,940 SF
12	Carriage House	2,178 SF
13	Swagger	2,024 SF
14	AVAILABLE - 2ND GENERATION RESTAURANT	2,186 SF
15	ROCKET FIZZ - COMING AVAILABLE	2,133 SF
16	AM Styles/ Studio Hair	535 SF

18	Quail Corners Barber Shop	533 SF
19	Styles by Cathy	291 SF
20	Queen Nails	1,005 SF
21	Peace Camera	2,725 SF
22	The Butcher's Market	9,921 SF
23	Gym Tacos	2,423 SF
24	Sir Walter Shipping	1,747 SF
25	Cristo's NY Style Pizza	2,751 SF
26	Martha's Tailoring	1,067 SF
27	Quail Shoe Repair	743 SF
28	Jose Antonio Brizuela	421 SF



FALLS OF NEUSE ROAD

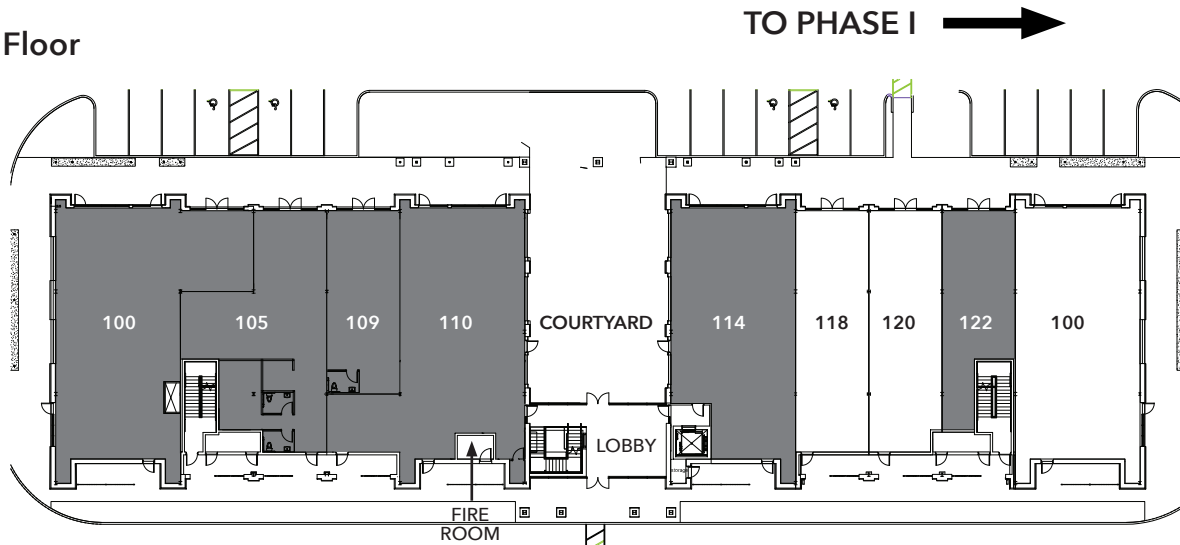
FOR LEASE

QUAIL CORNERS PHASE II

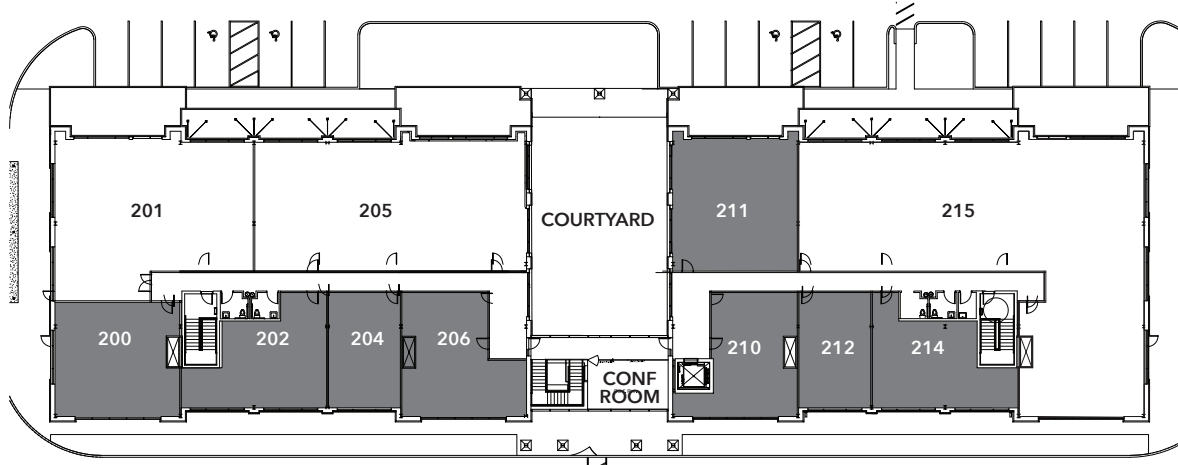
1200 E. MILLBROOK ROAD, RALEIGH, NC 27609

MILLBROOK ROAD

First Floor



Second Floor



FIRST FLOOR

100	AVAILABLE	3,201 SF
105	AVAILABLE	1,931 SF
109	AVAILABLE	1,025 SF
110	AVAILABLE	3,634 SF
114	AVAILABLE	2,412 SF
118	Magnolia Soap & Bath	1,364 SF
120	Woof Gang Dog Bakery & Grooming	1,342 SF
122	AVAILABLE	1,104 SF
126	Shinmai Moku Restaurant	2,618 SF

SECOND FLOOR

200	AVAILABLE	1,120 SF
201	Bodenvy	2,305 SF
202	AVAILABLE	955 SF
204	AVAILABLE	663 SF
205	Solis Mammography	2,788 SF
206	AVAILABLE	988 SF
210	AVAILABLE	1,324 SF
211	AVAILABLE	877 SF
212	AVAILABLE	659 SF
214	AVAILABLE	930 SF
215	Revive Salon Collective	5,000 SF

FOR LEASE
QUAIL CORNERS
RALEIGH, NC 27609



Presented by:

Chip Lanier
Vice President

clanier@lee-associates.com
D: 919.576.2516

Jenn Olevitch-Roberson
Vice President

jolevitch-roberson@lee-associates.com
D: 919.576.2517

Loup Gajigianis
Associate Broker

lgajigianis@lee-associates.com
D: 984.684.5008



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

100 Walnut Street | Cary, NC 27511 | 919-576-2500 | lee-associates.com/raleigh

