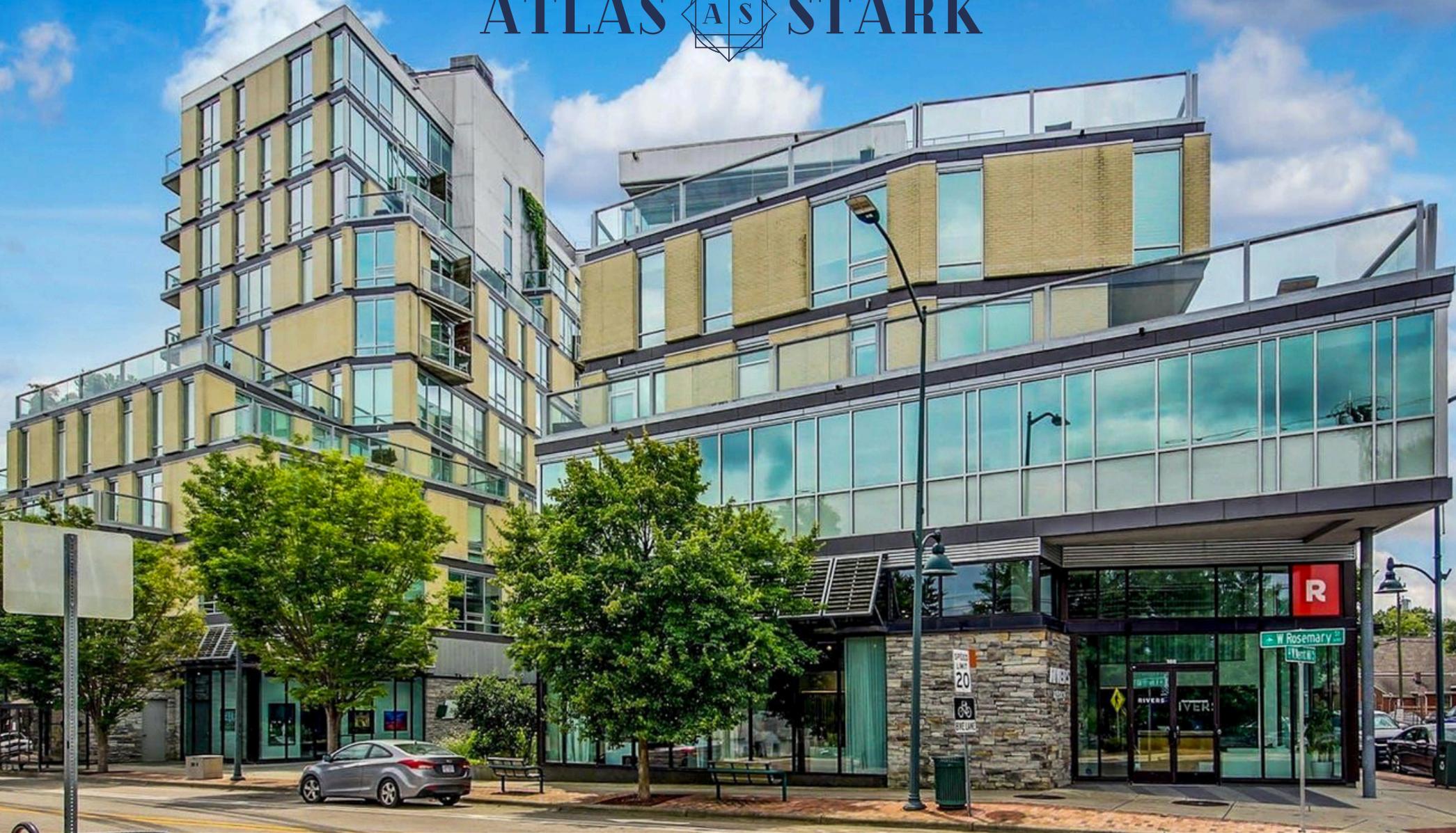


ATLAS  STARK



601 W ROSEMARY ST.

FOR SALE OR LEASE • SUITE 104 + 109



Atlas Stark Holdings is pleased to present a 1,810 SF and a 2,225 SF office and retail condominium unit For Sale or Lease at The Greenbridge, a 10-story mixed-use building with ground-floor and 2nd-floor commercial space, and 100 residential condominiums on the upper floors.

The Greenbridge is conveniently located on Rosemary Street in downtown Chapel Hill, walking distance to UNC campus and Carrboro.

# Highlights

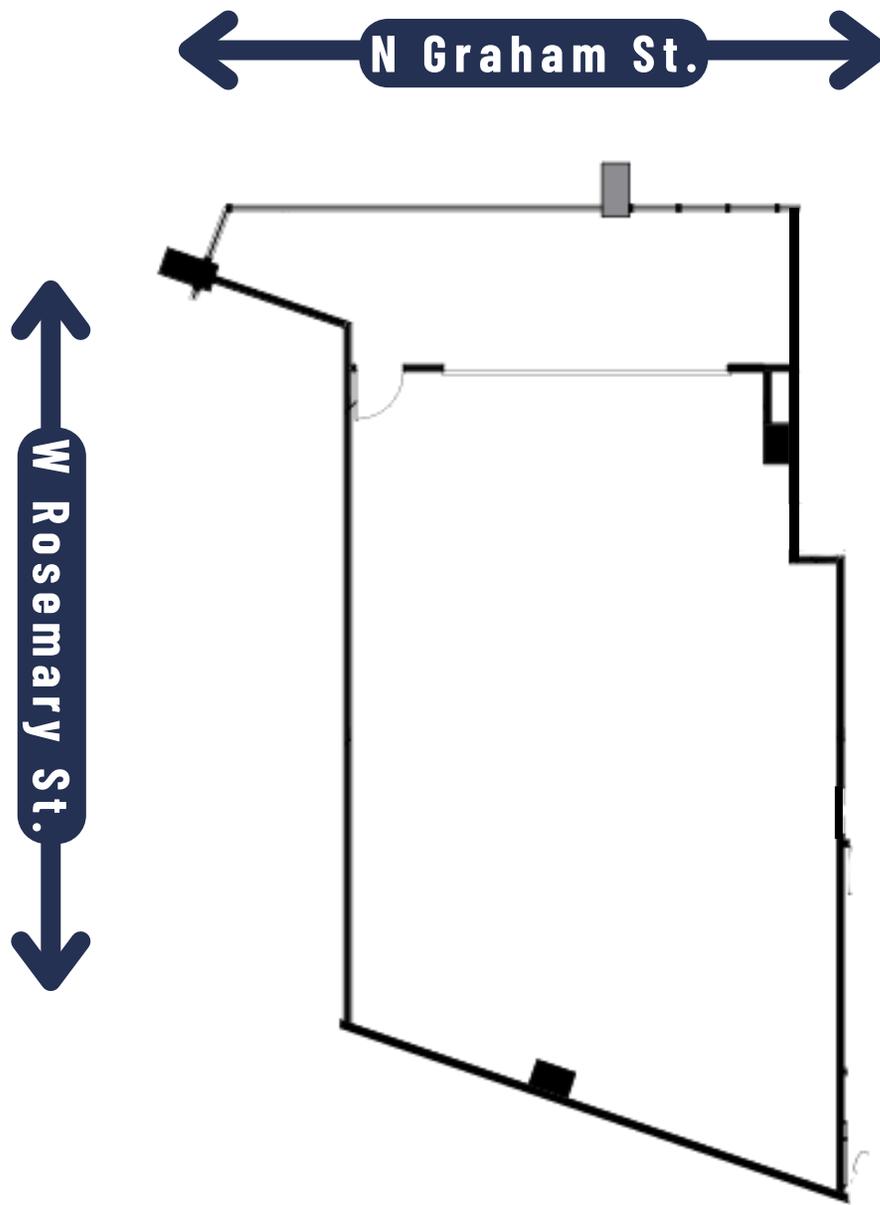
**Property Address: 601 W Rosemary St**  
**Year Built: 2008**

<b>SUITE #</b>	104-B	109
<b>SIZE</b>	1,810 SF	2,225 SF
<b>ZONING</b>	TC-3-CZD	TC-3-CZD
<b>ASKING PRICE</b>	\$452,500	\$556,250
<b>RENTAL RATE</b>	\$22.00 PSF NNN	\$22.00 PSF NNN
<b>TICAM</b>	\$15.75 PSF	\$15.75 PSF



SUITE 104-B





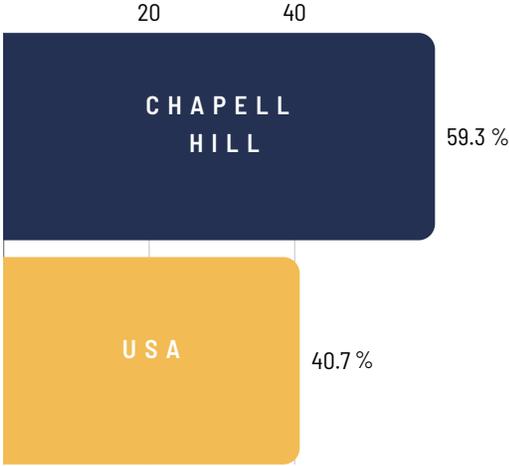
# SUITE 104 - B

## FLOORPLAN

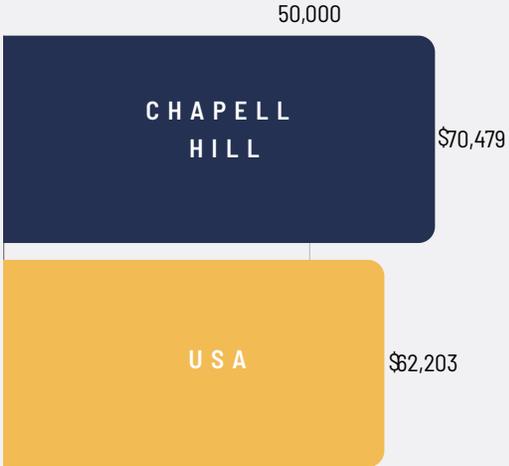


# STRONG DEMOGRAPHICS

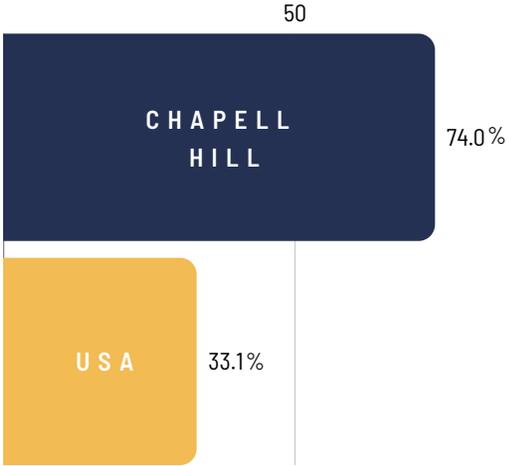
Annual Population  
Growth (2020–2025)



2020 Median  
Household Income:



Bachelor's Degree  
or Higher



# PRIME LOCATION

Located between Chapel Hill and Carrboro  
Very Walkable - 86 WALK SCORE

AC Hotel by Marriott

Pantana Bob's

Weaver St Market  
Harris Teeter

**SITE**

Brandwein's Bagels

W Rosemary ST.

Franklin St.

Target  
Panera Bread  
Crumbl Cookies

Hampton Inn

Cat's Cradle

UNC CHAPEL HILL

Cameron Ave





# ATLAS STARK

Atlas Stark Holdings, LLC.  
All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.

## CONTACT INFO

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