

FOR LEASE



# THE EXCHANGE WEST

1414 Raleigh Road | Chapel Hill, NC 27517



CAPITAL  
ASSOCIATE

# THE EXCHANGE WEST

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PROPERTY TYPE	Office
BUILDING SIZE	133,820 SF
YEAR BUILT	2001
COUNTY	Orange
LOCATION	Chapel Hill, NC
FLOORS	4



**CAPITAL  
ASSOCIATES.**

**TRIPP BRADSHAW**

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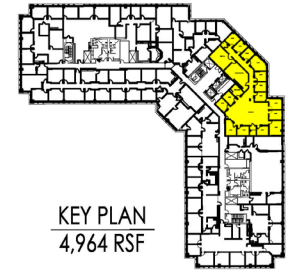
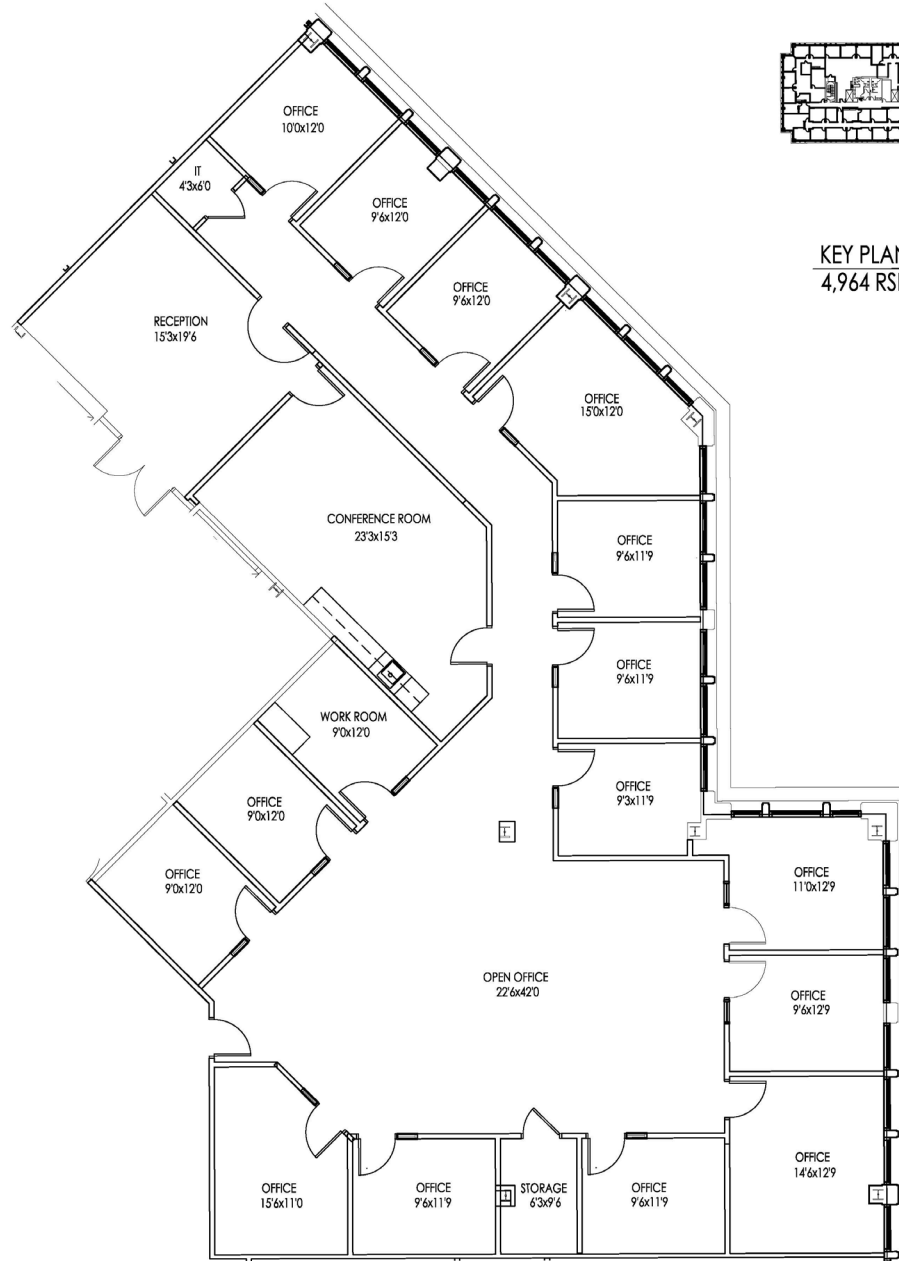
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**AVAILABLE**  
Sublease

Fourth Floor  
Suite 400

4,964 SF



KEY PLAN  
4,964 RSF



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## ABOUT

The Exchange buildings are located within Meadowmont, a 435-acre planned community unique to Chapel Hill and the finest office park that the Triangle has to offer.

Designed to blend with the architectural characteristics of Chapel Hill and the University of North Carolina campus, the building combines traditional materials and details with clean, contemporary lines.

Areas surrounding the buildings are professionally groomed while the beauty of North Carolina's environment is protected in the natural meadow area.



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## PROPERTY HIGHLIGHTS

The Exchange East is a 57,000 SF three-story, Class A office building. Overlooking the Finley Golf Course, it's location is within walking distance to:

- Meadowmont greenway trail system
- retail and dining opportunities
- ample all-weather convenient parking
- health facilities
- business hotel

## LOCATION

A five-minute drive to the east connects you to the rest of the Triangle via I-40. A five-minute drive to the west places you in downtown in Chapel Hill entertaining clients at the myriad of restaurants, interviewing your newest employee from the university, or just enjoying the ambiance.



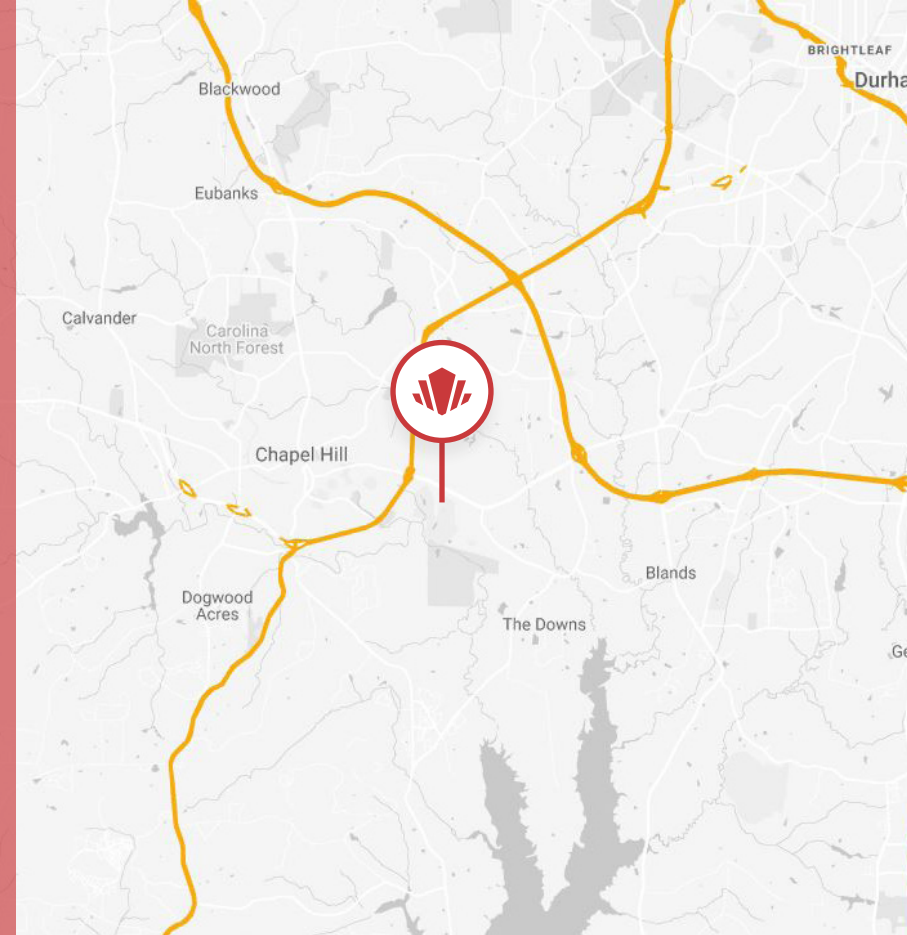
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**EYE-CATCHING LOBBY**

Two-story lobby elegantly detailed with mahogany and granite.



## POINTS OF INTEREST

### DINING

- Brixx Wood Fired Pizza
- Starbucks
- Cafe Carolina & Bakery
- Subway
- Brenz Pizza
- Hawthorne & Wood
- Bin 54
- Elements
- Lime & Lemon Indian Grill & Bar

### CONVENIENCE

- UPS
- UNC Finley Golf Course
- Walgreens
- Orange Theory
- Pure Barre

### BANKING

- Wells Fargo
- State Employees' Credit Union

### LODGING

- Sheraton
- A Loft Hotel