

## Retail center for lease

McCrimmon Corners  
4031-4149 Davis Drive  
Morrisville, NC 27560



## Retail/restaurant space available for lease

### Offering Summary

Lease Rate:	Contact broker for details
Building Size:	116,341 SF
Available SF:	2,425 SF
Parking Ratio:	3.8/1,000 SF

- McCrimmon Corners is a Harris Teeter anchored center located at the intersection of Davis Drive and McCrimmon Parkway



Surrounded by dense and affluent residential developments



Convenient access to I-540, parks and schools



Two miles south of Research Triangle Park



Three minutes to future Apple Campus

### Get more information

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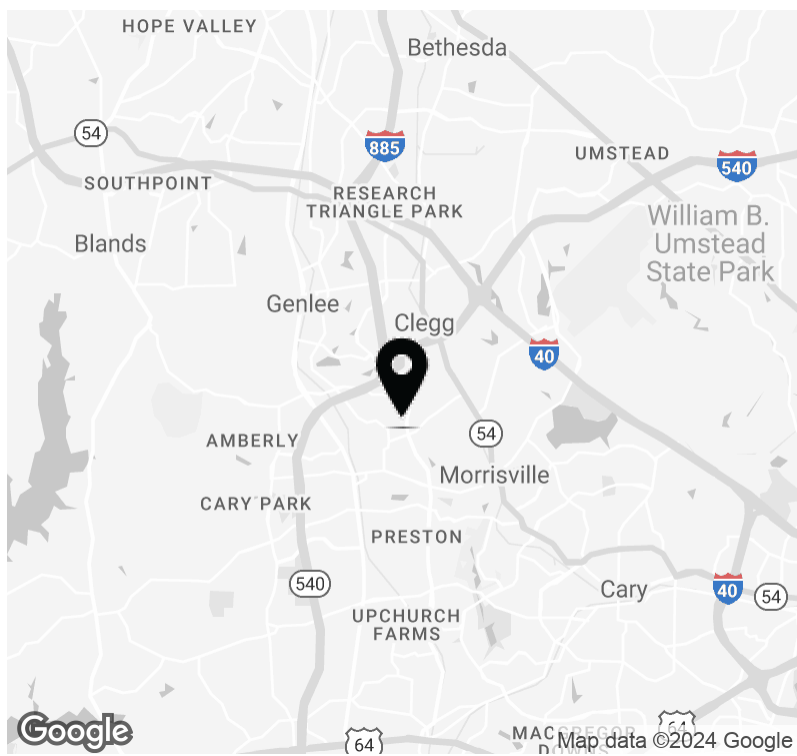


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Spaces	Space Size	Available
4089	2,425 SF	Now

### Traffic Counts

CoStar 2020	Vehicles Per Day
Davis Drive (at Parkside Valley)	21,000
McCrimmon Pkwy. (at Davis Drive)	14,510
I-540 (at Davis Drive)	18,121



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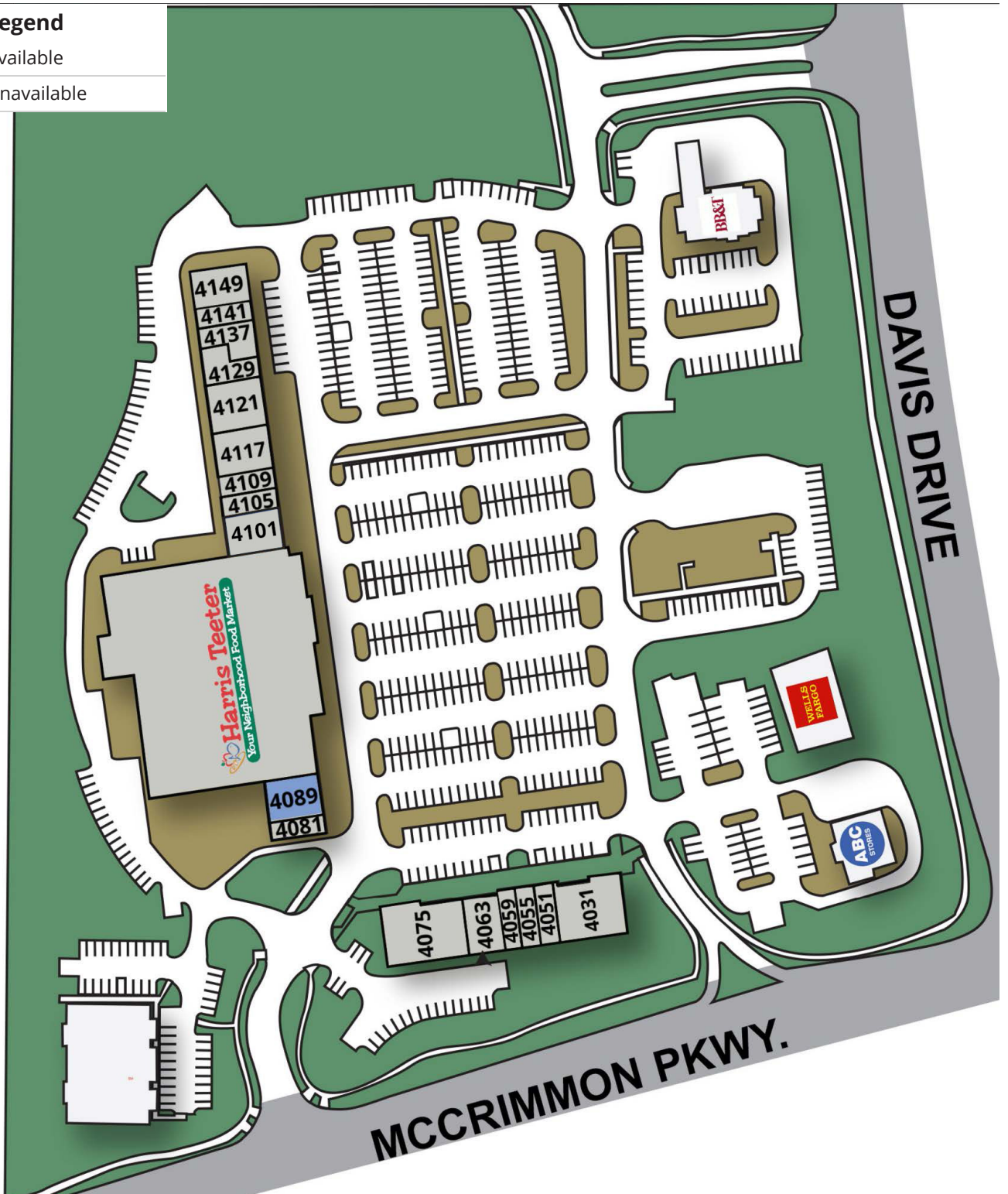
Avison Young - Raleigh-Durham | 5440 Wade Park Boulevard, Suite 200 | Raleigh, NC 27607 | 919 785 3434

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**Legend**

- Available
- Unavailable



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## Lease Information

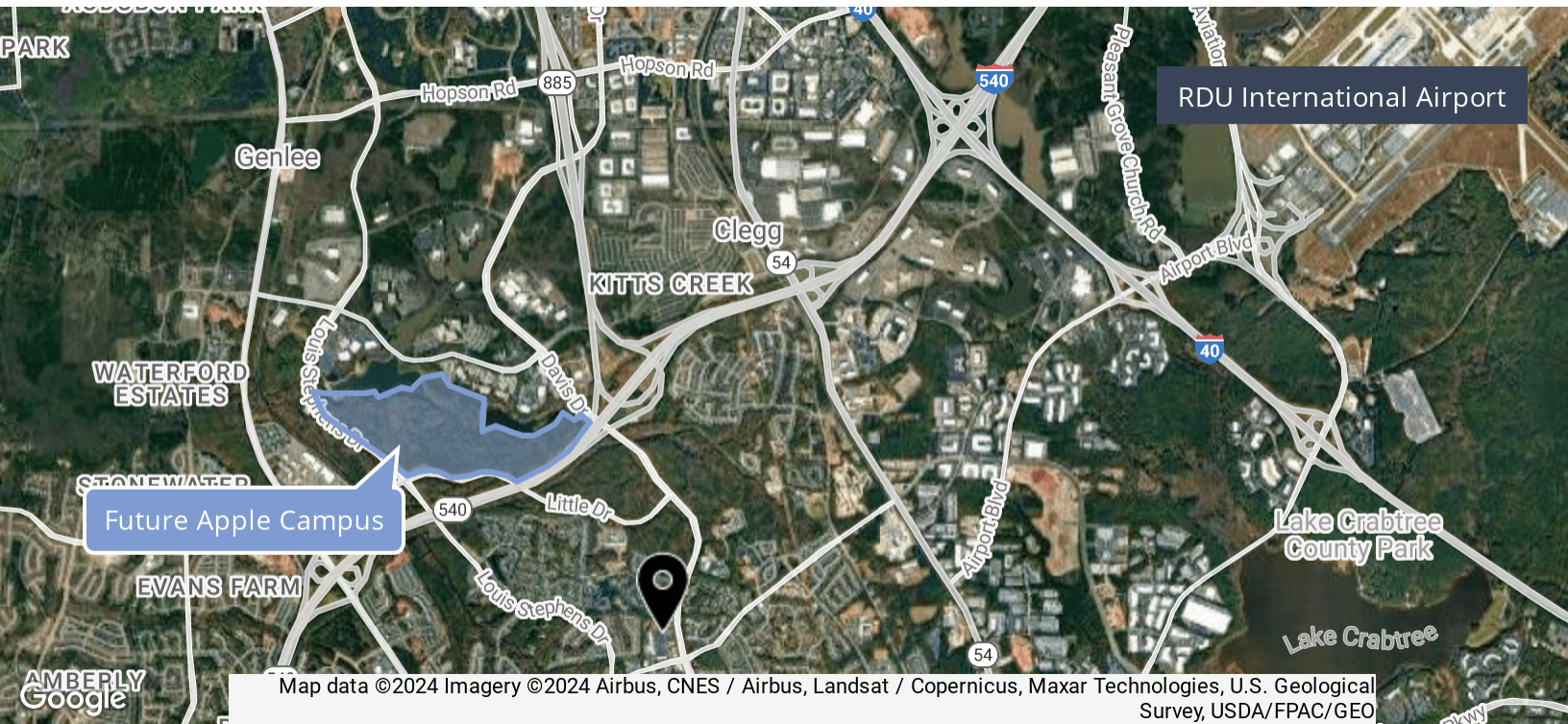
Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,425 SF	Lease Rate:	Contact broker for details

## Available Spaces

Suite	Tenant	Size
■ 4031	Petland	5,552 SF
■ 4051	Hokkaido Ramen	2,449 SF
■ 4055	Wealth Massage	1,199 SF
■ 4059	VIP Nails	1,200 SF
■ 4063	Kim's Hair Salon	1,113 SF
■ 4075	Toyar's BBQ & Hotpot	4,277 SF
■ 4081	Pizza Hut	1,206 SF
■ 4089	Available	2,425 SF
■ 4093	Harris Teeter	48,824 SF
■ 4101	Swifthounds Dog Spa	2,416 SF
■ 4105	Vape Escape	1,195 SF
■ 4109	Tutoring Club	1,216 SF
■ 4117	Morrisville Senior Center	3,048 SF
■ 4121	Chutney's Indian Restaurant	2,933 SF
■ 4129	Randy's Pizza	1,788 SF
■ 4137	Hibachi & Sushi Alie	1,800 SF
■ 4141	Bengong's Tea	1,195 SF
■ 4149	Two Guys Grille	2,431 SF



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Site Details

Property Type	Office campus
Submarket	RTP
Campus size	281 acres / 1 msf
No. of jobs	3,000

Apple announces campus in Raleigh-Durham

- Largest Apple presence on the East Coast, eventually spanning one million square feet
- \$187,000 average annual starting wage beginning in 2023
- \$1 billion investment over 10 years
- \$100-million commitment to support education and community initiatives across the state
- \$110-million additional commitment to NC’s utility fund for infrastructure for the 80 counties most in need
- Part of 20,000-job growth plan across the U.S.
- Raleigh-Durham outbid/won over a competing bid from Ohio
- \$845.8 million in potential reimbursements (over 39 years) from the Job Development Investment Grant



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