

ICONIC COMMERCIAL PROPERTY

208 ST MARYS ST

Raleigh, NC 27605



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PROPERTY SUMMARY

PROPERTY DESCRIPTION

Renovated historic church offering a rare mixed-use opportunity for assembly, office, retail, and partial residential applications. Ideal uses include event venues, wellness centers, nonprofits, boutique offices, experiential retail, or owner-user concepts seeking a memorable and highly functional property. This architecturally distinctive landmark features strong curb appeal, preserved historic aesthetics, flexible interior space across two stories plus basement, and welcoming usable outdoor area.

Saint Mary's High School and Wiley Magnet Elementary School are directly across the street, including surrounding commercial & residential properties. It is within short walking distance of the Glenwood South District which showcases a diverse variety of restaurants and retail options, as well as local favorites such as Raleigh Beer Garden, Taverna Agora, 42nd Street Oyster Bar, and much more. Just a 5-minute walk from downtown Raleigh and only minutes from NC State University, this property is nicely positioned for easy access to many of the area's amenities.

Significant renovations just completed, the property features a stunning 1,300 sf great room, 9 Additional Offices and a Large Finished Basement. This freshly updated historic gem features plenty of free street parking in the neighborhood.

HIGHLIGHTS

- o ± 6,200 SF
- o 0.28 Acre Site
- o OX-3-DE Zoning
- o \$2,750,000 Sale Price
- o Ample free street parking
- o Modern finishes with historic feel
- o Uniquely divided spaces for multiple uses

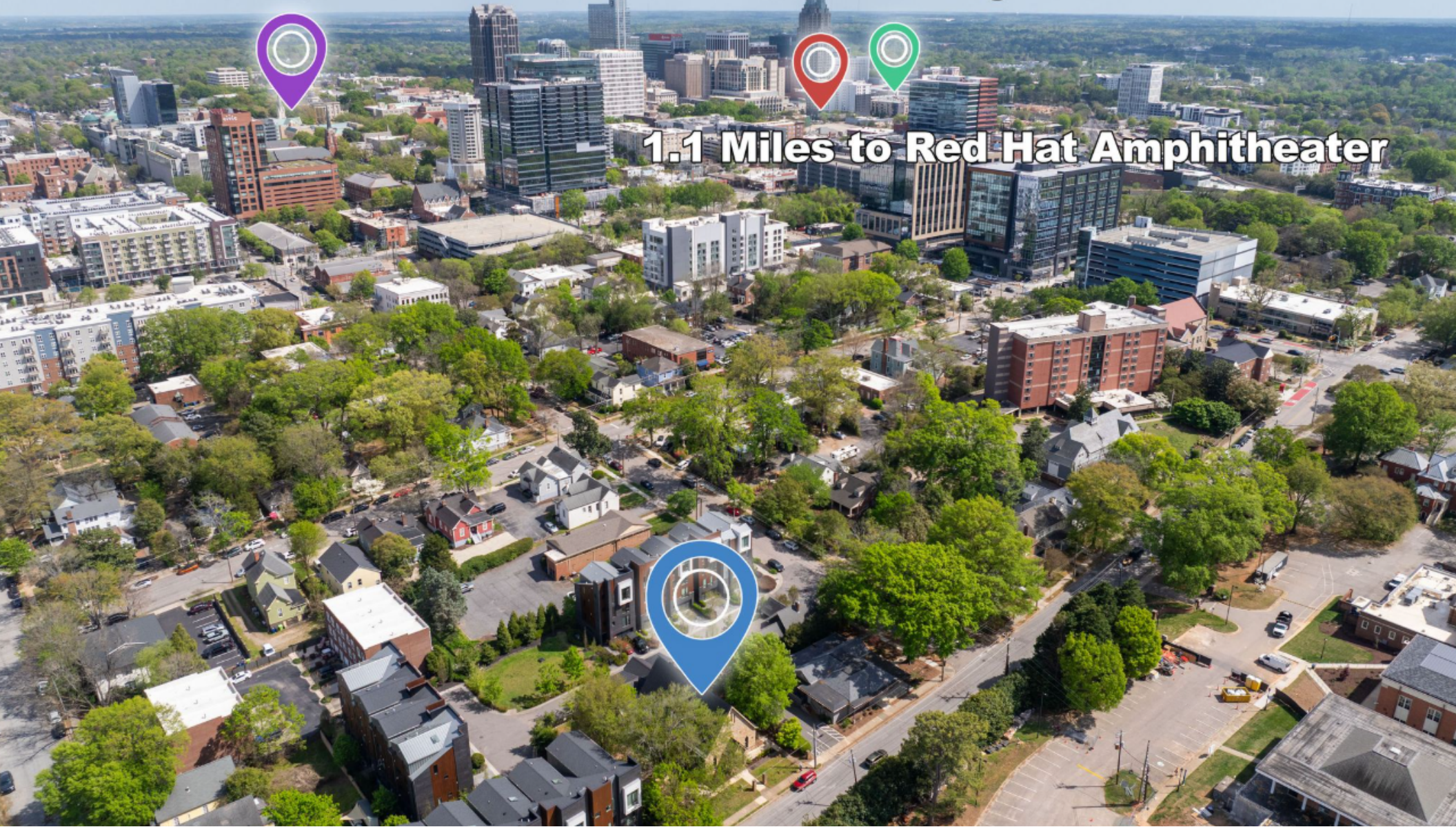


AREA OVERVIEW

1 Mile to Fayetteville St

1.2 Miles to Raleigh Convention Center

1.1 Miles to Red Hat Amphitheater



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AREA OVERVIEW



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DEMOGRAPHICS

18,353

Population



10,074

Households

31.7

Median Age

\$73,573

Median Disposable Income

4.0%

No High School Diploma



10.4%

High School Graduate



16.6%

Some College/
Associate's Degree



69.0%

Bachelor's/Grad/Prof Degree



White Collar



Blue Collar



Services

86.9%

5.2%

9.6%

3.1%

Unemployment Rate



\$92,495

Median Household Income



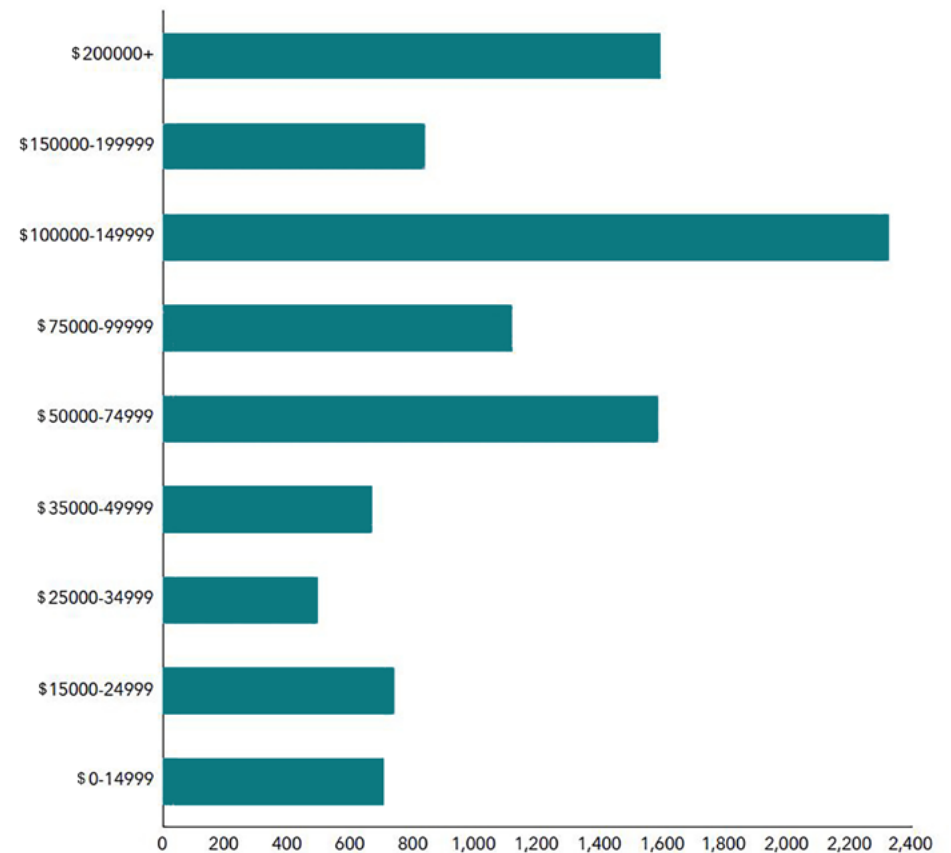
\$69,665

Per Capita Income

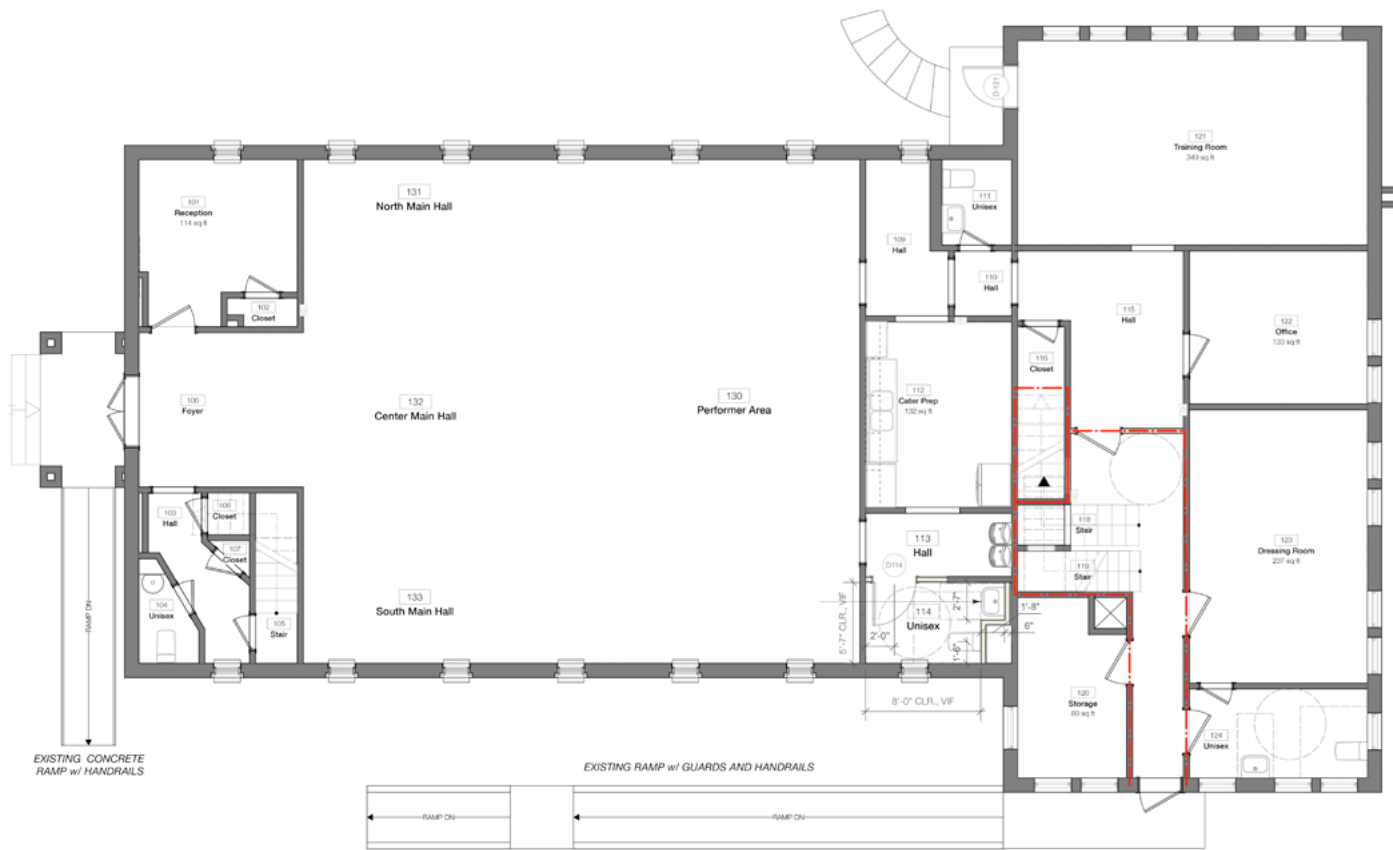


\$54,031

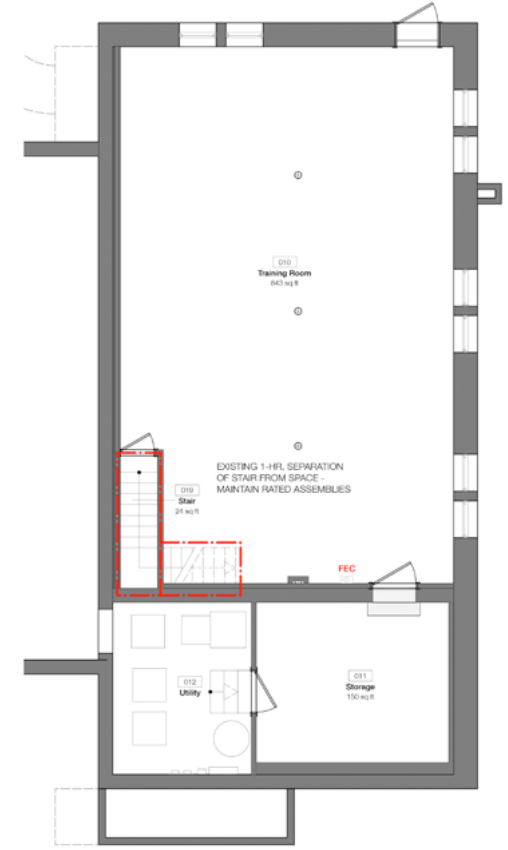
Median Net Worth



FLOOR PLANS: BASEMENT & FIRST FLOOR

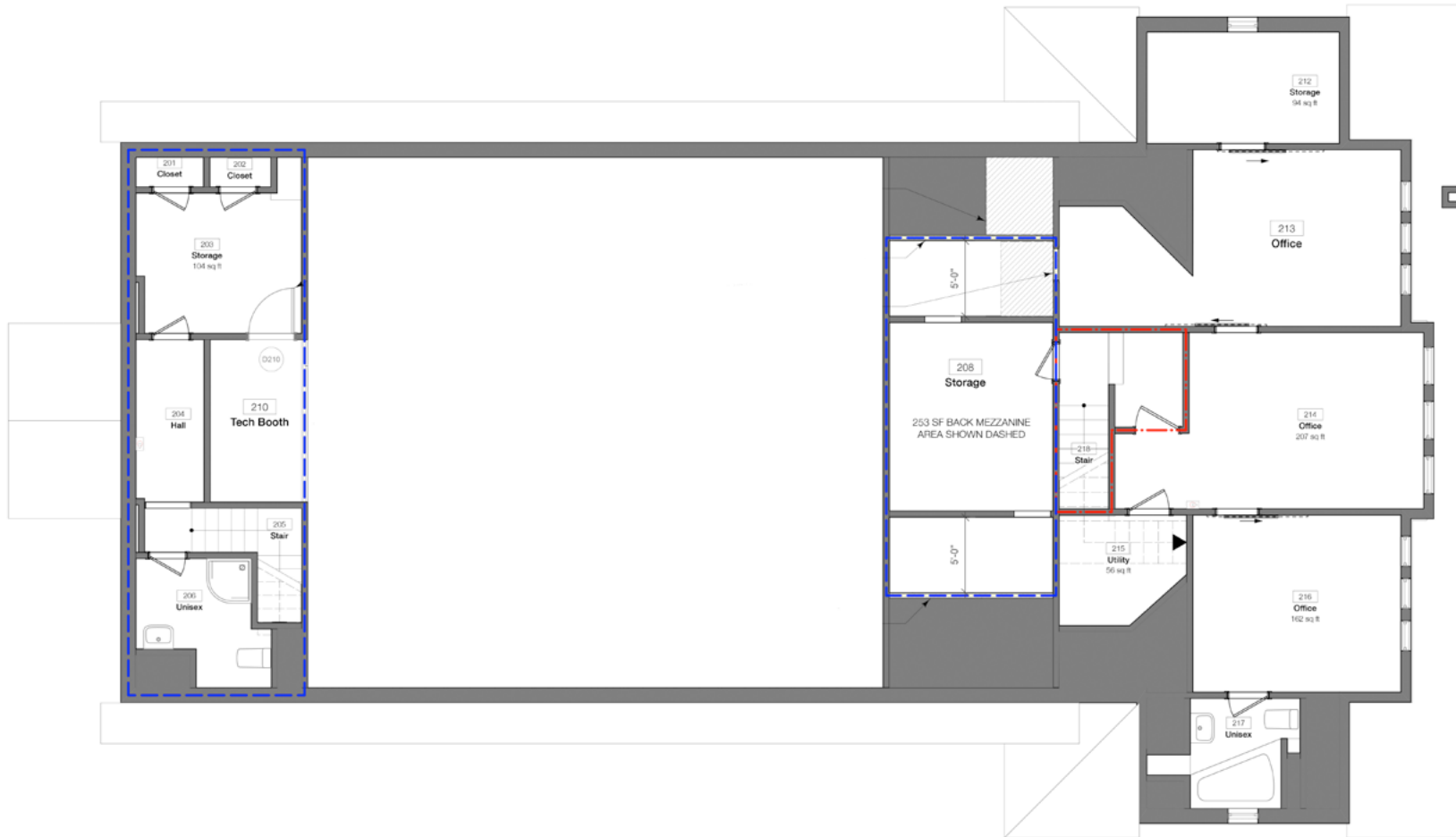


FIRST FLOOR PLAN



BASEMENT PLAN

FLOOR PLANS: SECOND FLOOR



SECOND FLOOR PLAN

INTERIOR: FIRST FLOOR



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INTERIOR: SECOND FLOOR



INTERIOR: BATHROOMS



EXTERIOR



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FOR SALE OR LEASING INQUIRIES, CONTACT:

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