

INDUSTRIAL FOR LEASE

2050 SF FORMER CARPENTRY SPACE - CARY, NC

501 James Jackson Ave, Suite 507, Cary, NC 27513



OFFERING SUMMARY

Lease Rate:	\$22.00 PSF (MG)
Available SF:	2,050 SF
Year Built:	1999
Zoning:	ORD

PROPERTY OVERVIEW

INDUSTRIAL SPACE AVAILABLE FOR LEASE. Suite 507 offers a spacious, mostly open layouts. Formerly a carpentry space, this unit includes a private restroom and conveniently located on James Jackson Avenue near Towerview Court, it provides easy access to Cary Parkway, Maynard Road, and the nearby Preston Walk retail areas.

Please note, the space does not feature roll-up doors or double back doors. A floor plan is available for review.

This suite is a great opportunity for businesses seeking a functional and well-located space.

PROPERTY HIGHLIGHTS

- Open Industrial Space
- Large Storefront Windows for Bright Space
- Highly Visible Signage
- Three HVAC Zones
- Dedicated Parking
- Handicapped Accessible

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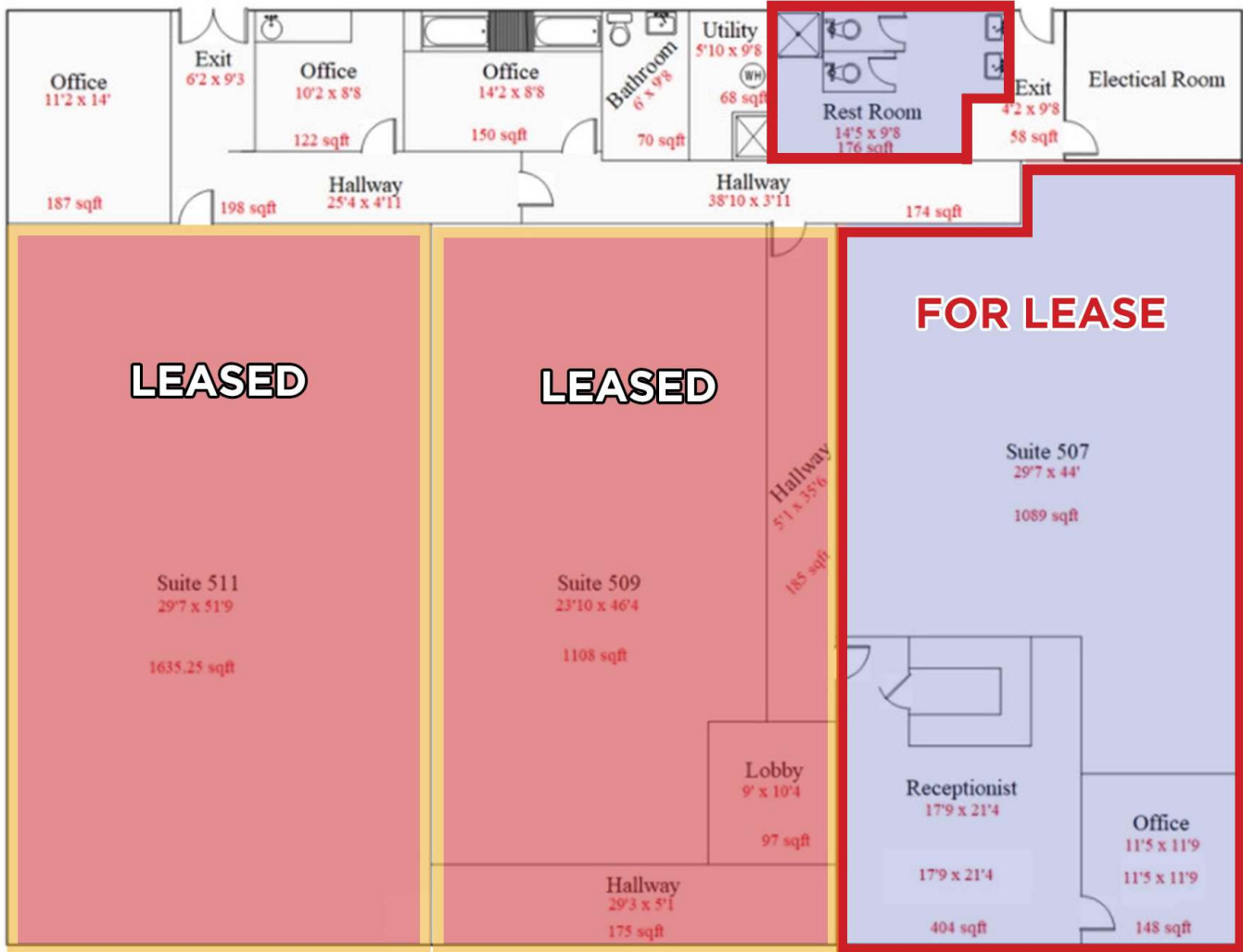
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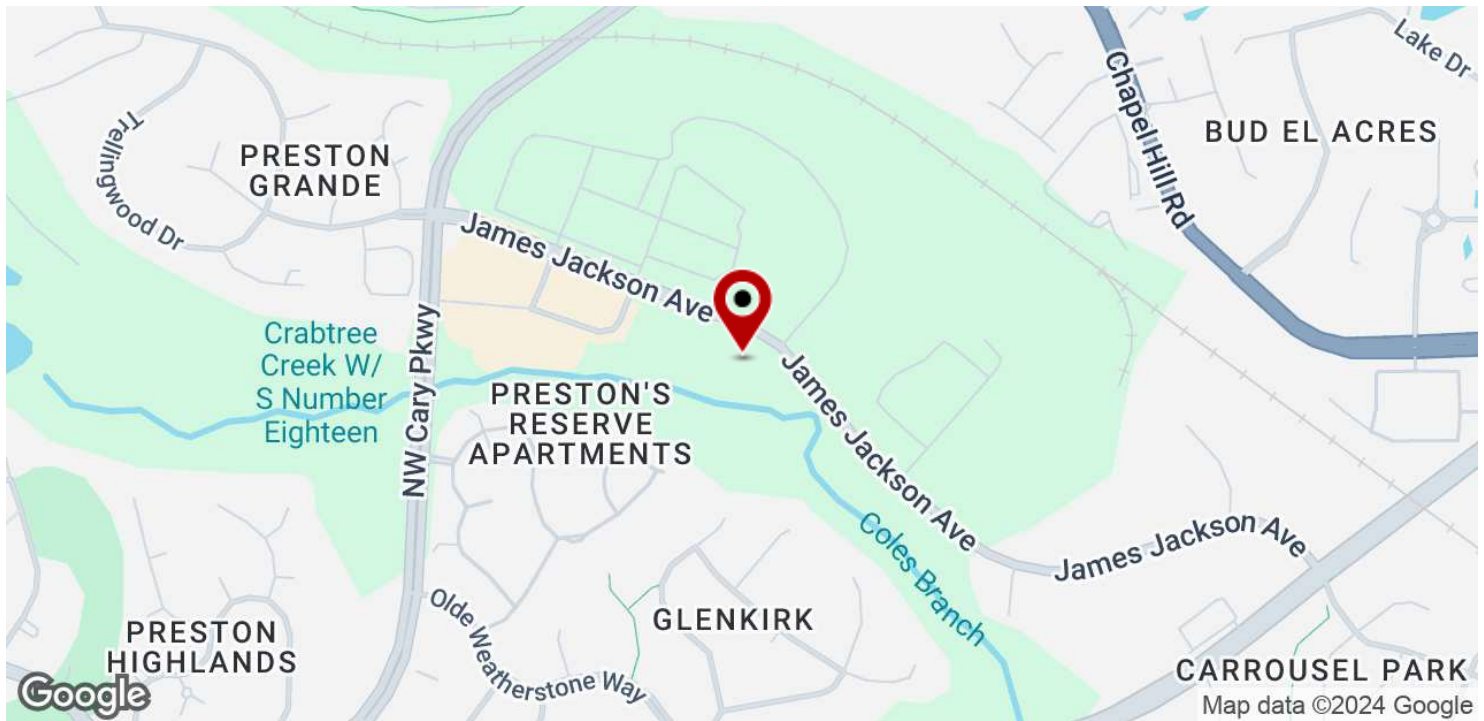
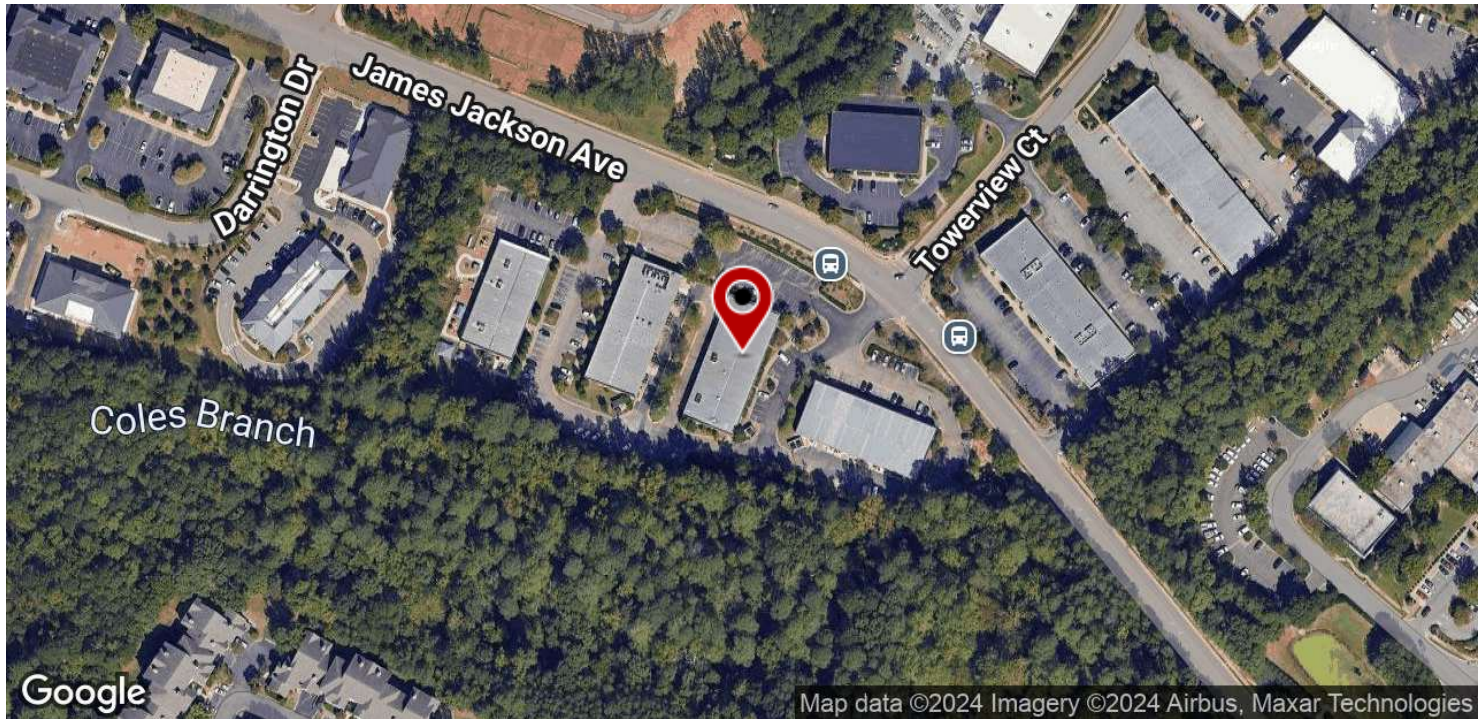
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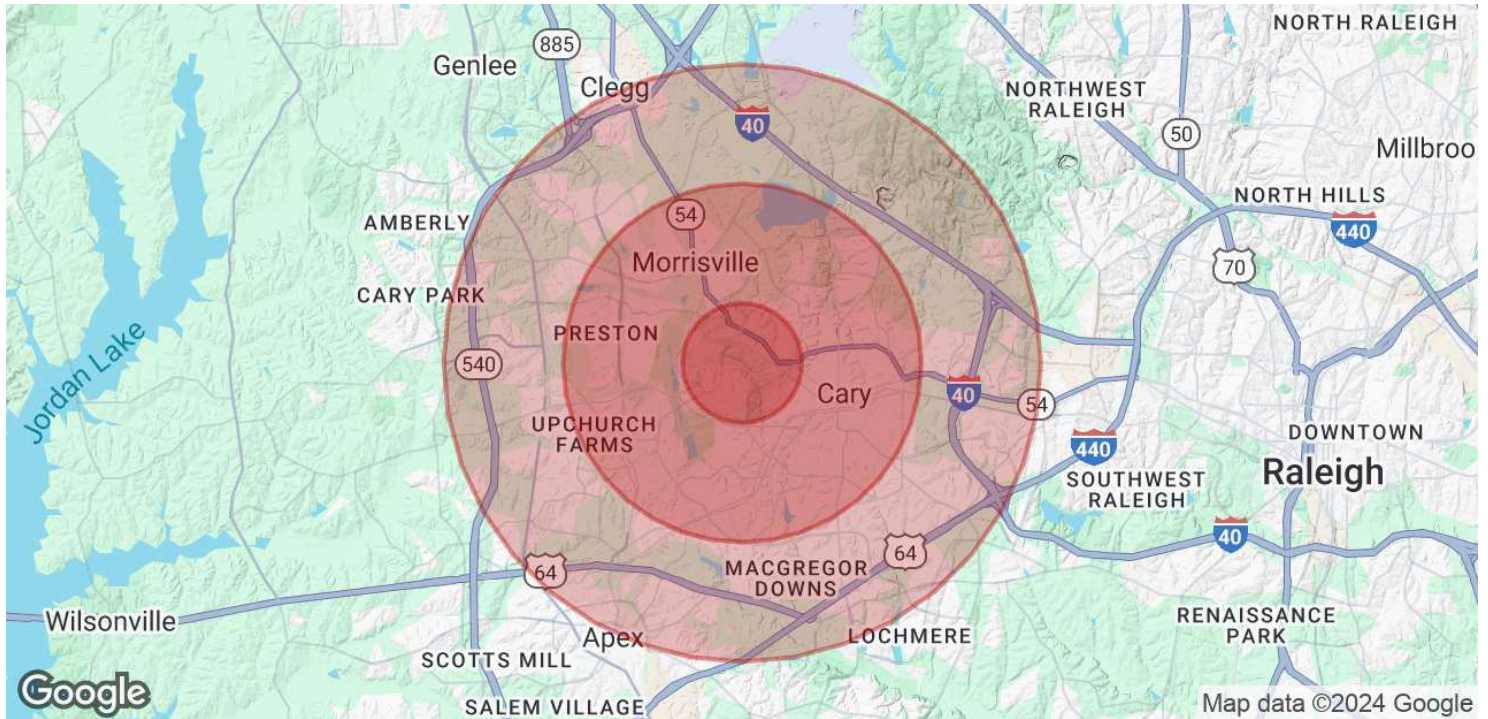
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,950	76,853	150,203
Average Age	35.3	35.4	36.3
Average Age (Male)	35.4	34.6	35.6
Average Age (Female)	35.3	35.8	36.9

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,148	30,737	57,671
# of Persons per HH	2.5	2.5	2.6
Average HH Income	\$109,848	\$93,107	\$99,669
Average House Value		\$293,938	\$311,345

2020 American Community Survey (ACS)

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