



CRABTREE CENTER



PROPERTY HIGHLIGHTS

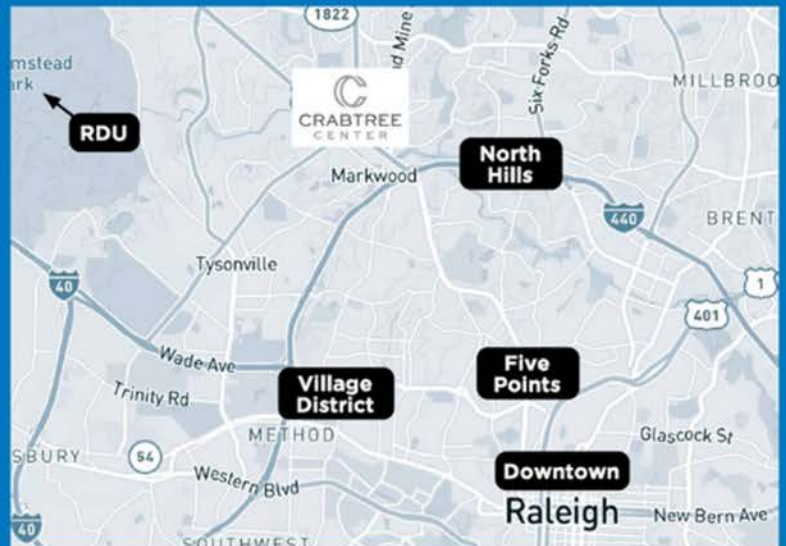
Pricing \$28.50 / SF - Full Service

New Renovations

- Freshly painted exterior
- Brand new lobbies with Class A finishes
- Improved HVAC system
- Local North Carolina art exhibited throughout
- New specialty light fixtures
- Updated landscape design

Property Features

- Incredible value for in demand location
- Local property management
- Convenient access to all parts of Raleigh via Glenwood Avenue, Creedmoor Road, and I-440
- Ample free parking
- Upfit negotiable
- Walkable to Crabtree Valley Mall - 35+ restaurants



Crabtree Center
4600 Marriott Drive
Raleigh, NC 27612



**Grubb
Ventures**

CONTACT

Wendy Nabors // wnabors@grubbventures.com // O 919.786.9905 // C 919.395.0660

Morgan Bowie // mbowie@grubbventures.com // O 919.786.9905 // C 540.241.0153



DISTANCE TO

Crabtree Valley Mall	2 mins
RDU	15 min
Raleigh Triangle Park	20 mins
North Hills	9 mins
Village District	11 mins
Glenwood South	13 mins
Downtown Raleigh	16 mins

Newly renovated, Crabtree Center offers a unique Class A office space with a location that caters exceptionally well to clients and staff.

Conveniently located, positioned perfectly at the intersection of Glenwood Avenue and Creedmoor Road, this property is directly across from Crabtree Valley Mall's premier shopping and dining and minutes from North Hills, Cameron Village, Raleigh-Durham International Airport, Downtown Raleigh, and Raleigh Triangle Park. With dual entry points this property offers great access paired with abundant parking for staff and visitors alike.



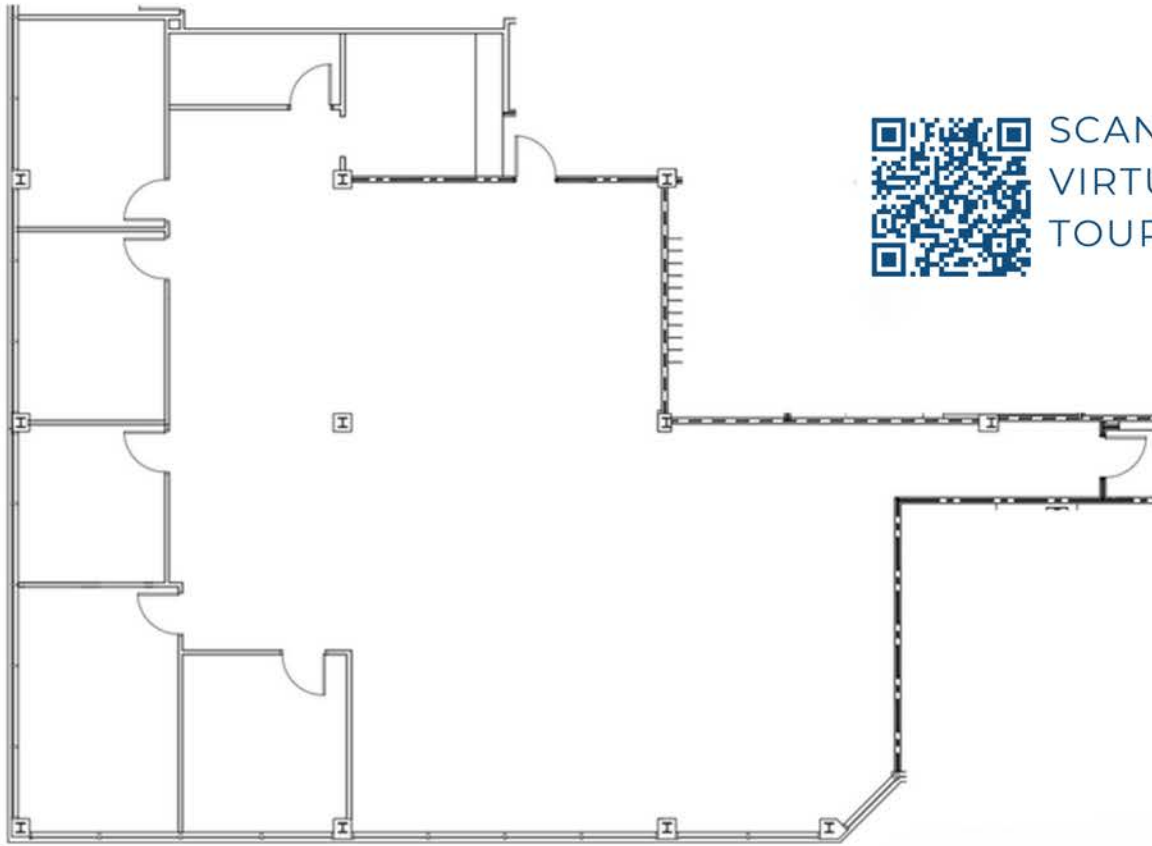
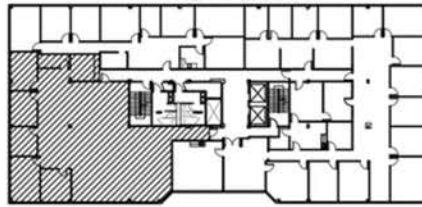
CONTACT

Wendy Nabors // wnabors@grubbventures.com // O 919.786.9905 // C 919.395.0660

Morgan Bowie // mbowie@grubbventures.com // O 919.786.9905 // C 540.241.0153

AVAILABLE FOR LEASE

SUITE 410
3,980 RSF



SCAN FOR
VIRTUAL
TOUR



CONTACT

Wendy Nabors // wnabors@grubbventures.com // O 919.786.9905 // C 919.395.0660

Morgan Bowie // mbowie@grubbventures.com // O 919.786.9905 // C 540.241.0153