

SECOND GENERATION RESTAURANT SPACE FOR LEASE

104 W FRANKLIN STREET
CHAPEL HILL, NC 27516

YORK



YORK PROPERTIES, INC
2108 Clark Avenue
Raleigh, NC 27605
www.yorkproperties.com

LEASING AGENTS
JAMES TROXLER
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SKIPPER DAY
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PROPERTY OVERVIEW

Situated in the second position on the corner of Franklin Street and Columbia Street

Short walk from UNC-Chapel Hill campus

Near Chapel Hill Transit bus stops

Numerous parking decks located within walking distance

In the middle of Franklin St. restaurants and shopping

Grease trap and hood

2 parking spots in the rear or behind the building

RATE	AVAILABILITY
\$36 PSF NNN	± 2,400 SF
\$6.63 PSF TICAM	

2023 DEMOGRAPHICS REPORT

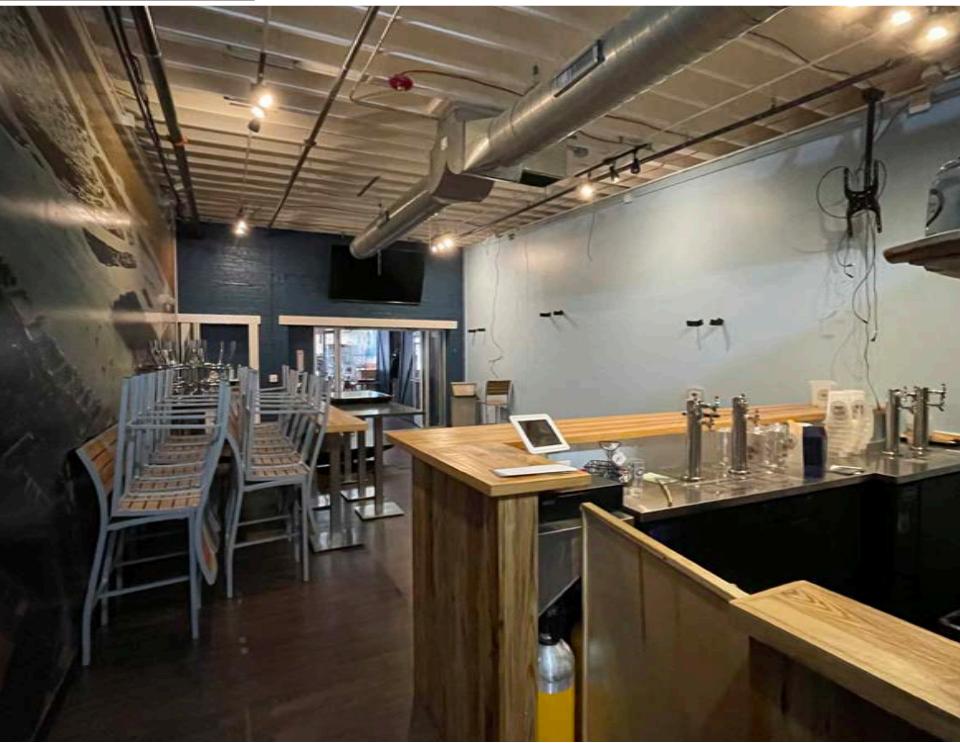
MILE RADIUS	POPULATION	HOUSEHOLDS	HOUSEHOLD INCOME	DAYTIME POPULATION
1	19,971	5,890	\$96,070	10,398
3	69,585	26,575	\$136,593	29,595
5	111,791	44,706	\$143,590	43,822

POPULAR NEARBY EATERIES

Sal's Pizza & Ristorante	MinGa
Dunkin' Donuts	Japan Express
Lucha Tigre	La Residence
Caffè Dirade	Buns
Sunrise Biscuit Kitchen	Ben & Jerry's
Caribou Coffee	Starbucks
Piero's Pasta & Wine	Sup Dogs

POPULAR RETAIL AND SERVICES

Dorion & Associates Dental	AC Hotel by Marriott
Chapel Hill-Carrboro YMCA	The Central
Flyleaf Books	Sutton's Drug Store
Chapel Hill InnTown	Well's Fargo
GoblinMagicGames	USPS
Speedway	Chapel Hill Fire Department
Umstead Volleyball Courts	Truist
Exchange Pool Swim Club	The Gathering Place
Chapel Hill Town Hall	Colter Dillon



CHAPEL HILL ACCOLADES

#5 TOP PUBLIC SCHOOL IN THE US - UNC CHAPEL HILL
US News and World Report · 2022-23

#8 BEST PLACES TO LIVE IN NC
Travel + Leisure · April 2023

#5 BEST SUBURBS FOR YOUNG PROFESSIONALS IN NC
Niche · 2023

#2 MOST DIVERSE PLACES TO LIVE IN ORANGE COUNTY
Niche · 2023

#13 BEST SUBURBS TO RAISE A FAMILY IN NC
Niche · 2023

#6 TOP TECH INNOVATION METRO IN THE US
NC Tech Association · 2022

#150 BEST PLACES TO RETIRE IN NC
Niche · 2023

#2 BEST COUNTIES TO LIVE IN NC (ORANGE COUNTY)
Niche · 2023



LEASING AGENTS

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MARKETING

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YORK PROPERTIES

Brokerage · Property Management · Security
Maintenance · Association Management · Construction
Landscaping · Accounting · Venue Management

ADDRESS

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ONLINE

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