

SMOKETREE TOWER | 3100 SMOKETREE COURT | RALEIGH, NC 27604



619-855-2960
DEBNAMPROPERTIES.COM

**Landmark property in well-known and
exceptionally located Highwoods Park.**



Property Details

Smoketree Tower stands amidst a lush verdant setting boasting abundant greenspace that promotes creativity and productivity. Its architectural design blends with the natural surroundings, creating a tranquil and inviting environment.

Strategic location, convenient to highways, downtown and midtown – with visibility from the I-440 beltline.

On-site property management, building maintenance, and after-hours security.

Free ample parking.

Exterior signage opportunities with full floor lease.

Locally owned and managed

Joe Van Gogh Cedar West coffee shop located within the office park.



Availabilities

Suite 225: 2,510 RSF

Suite 300: 13,481 RSF (full floor)

Suite 410: 3,944 RSF

Suite 520: 2,143 RSF Spec Suite
Fully Furnished

Suite 530: 3,175 RSF

7th Floor
Suite 710: 8,114 RSF

Suite 800: 14,533 RSF (full floor)

Suite 1020: 1,949 RSF



Property Details

Fully stocked cafe, indoor seating, collaboration areas, (all currently being updated), and an expansive outdoor courtyard with seating and WiFi.

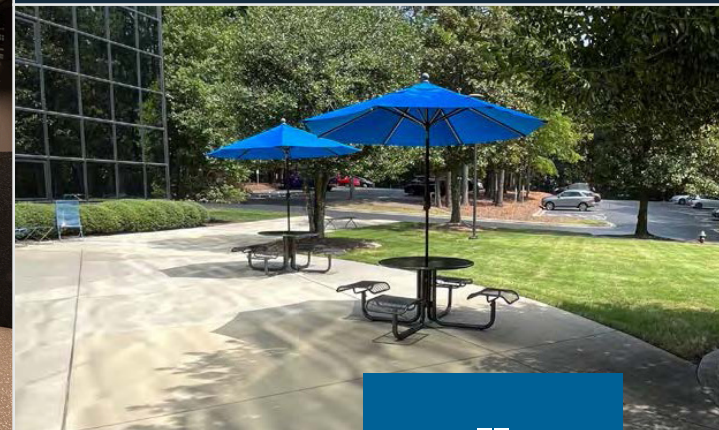
Impressive panoramic views of Midtown and Downtown Raleigh.

Highwoods Park weekly food trucks.

Lunchdrop meal delivery service.



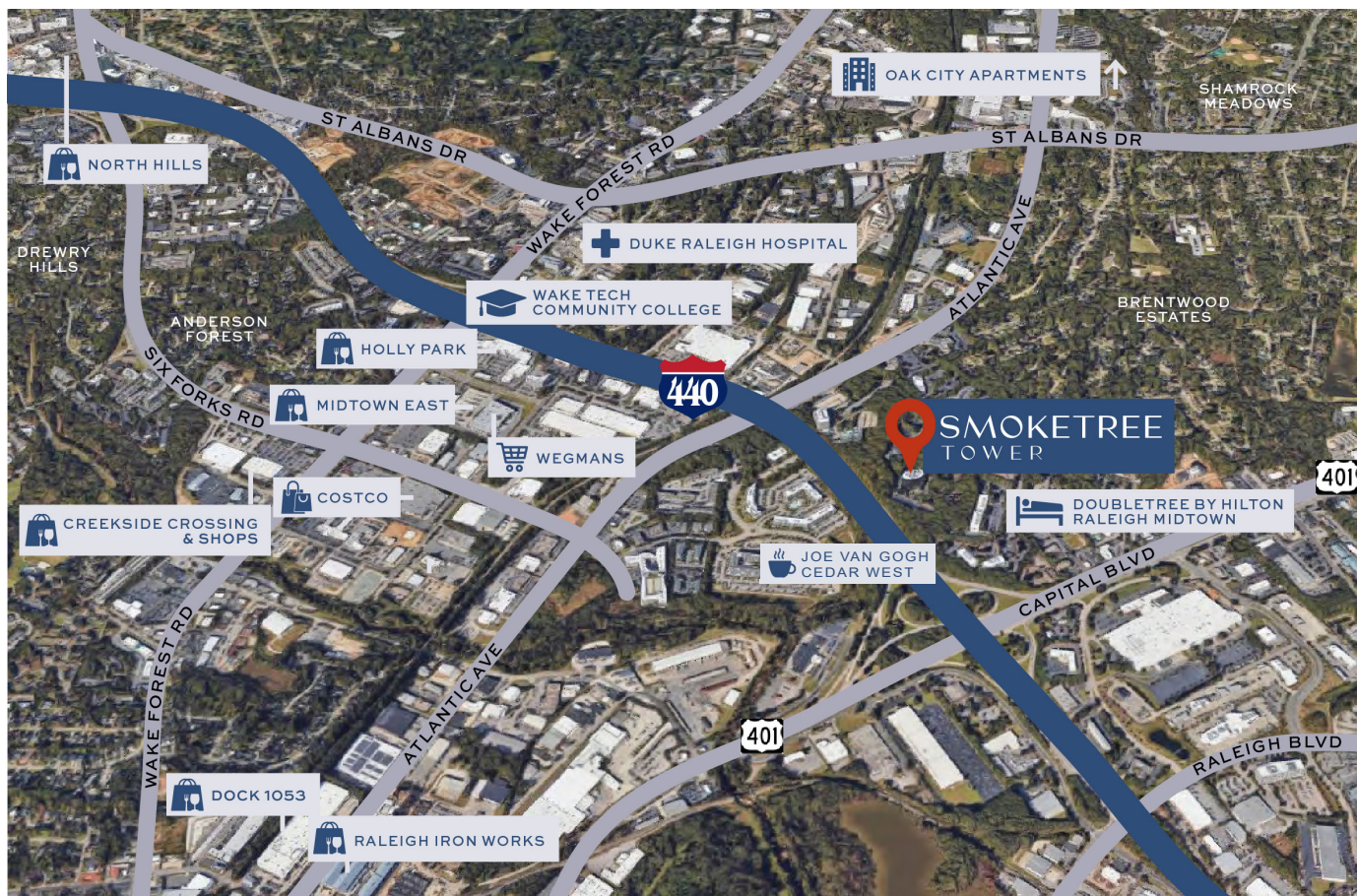
Brand New 2,500 SF
Fitness Facility & Yoga Room
Completed in 2025





Upper and lower lobby
remodels completed in 2025



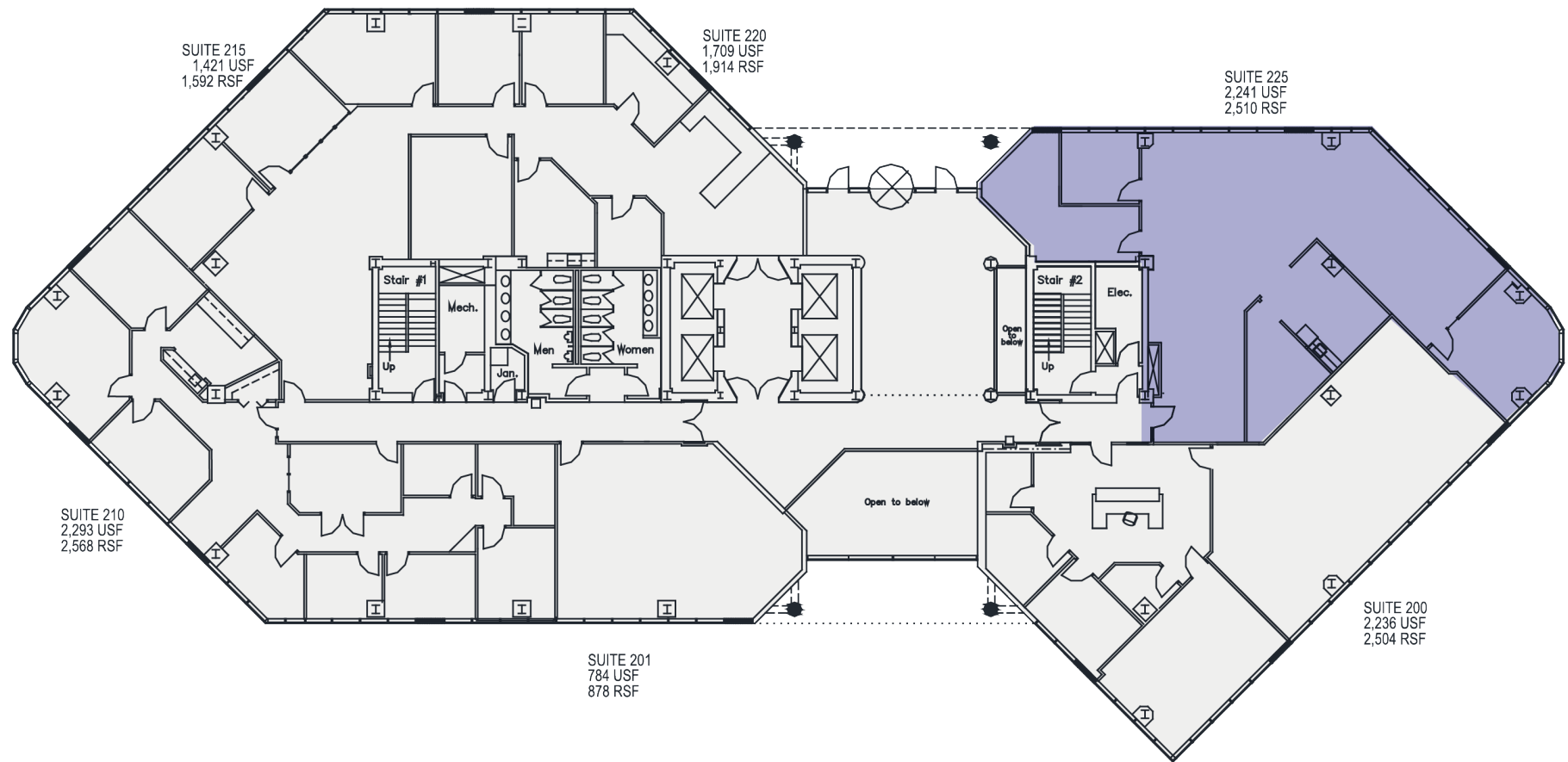


Excellent building facade branding
opportunity overlooking I-440 for
larger occupants

Distance to

Atlantic Ave	0.4 mi
Capital Blvd	0.6 mi
I-440	0.7 mi
Midtown	2.0 mi
Downtown Raleigh	4.0 mi

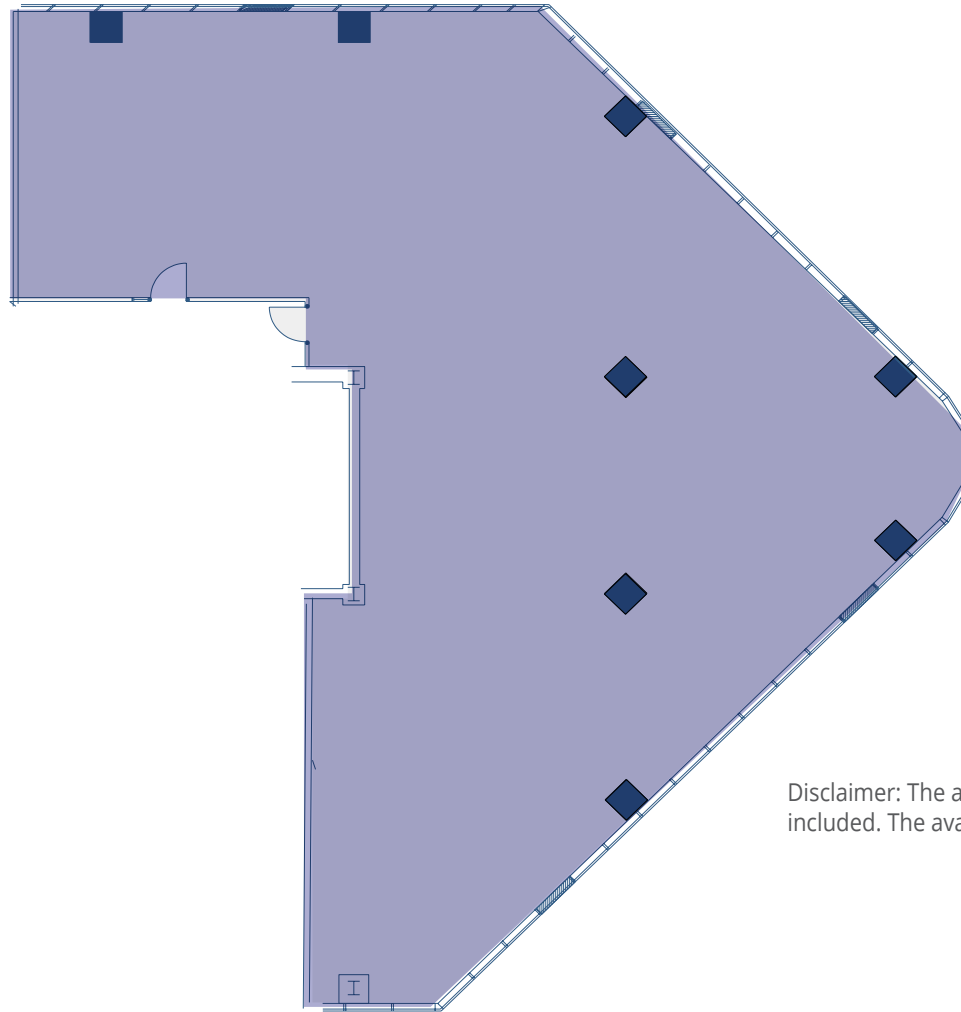
Floor Plan - Suite 225: 2,510 RSF



Floor Plan - Suite 300: 13,481 RSF (full floor)



Floor Plan - Suite 410: 3,944 RSF

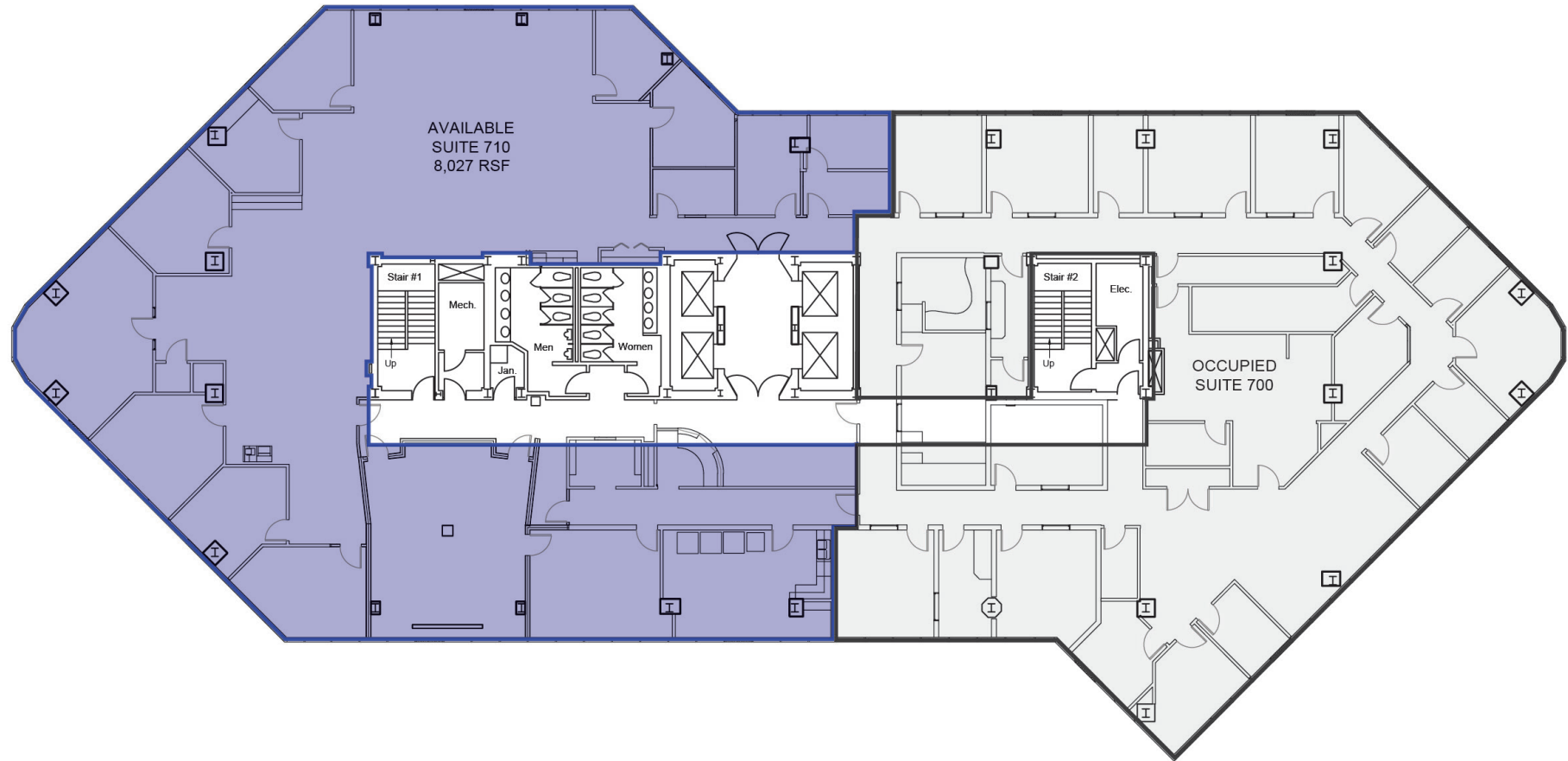


Disclaimer: The above floor plans are not to scale. Furniture not included. The available space shown is a representative layout.

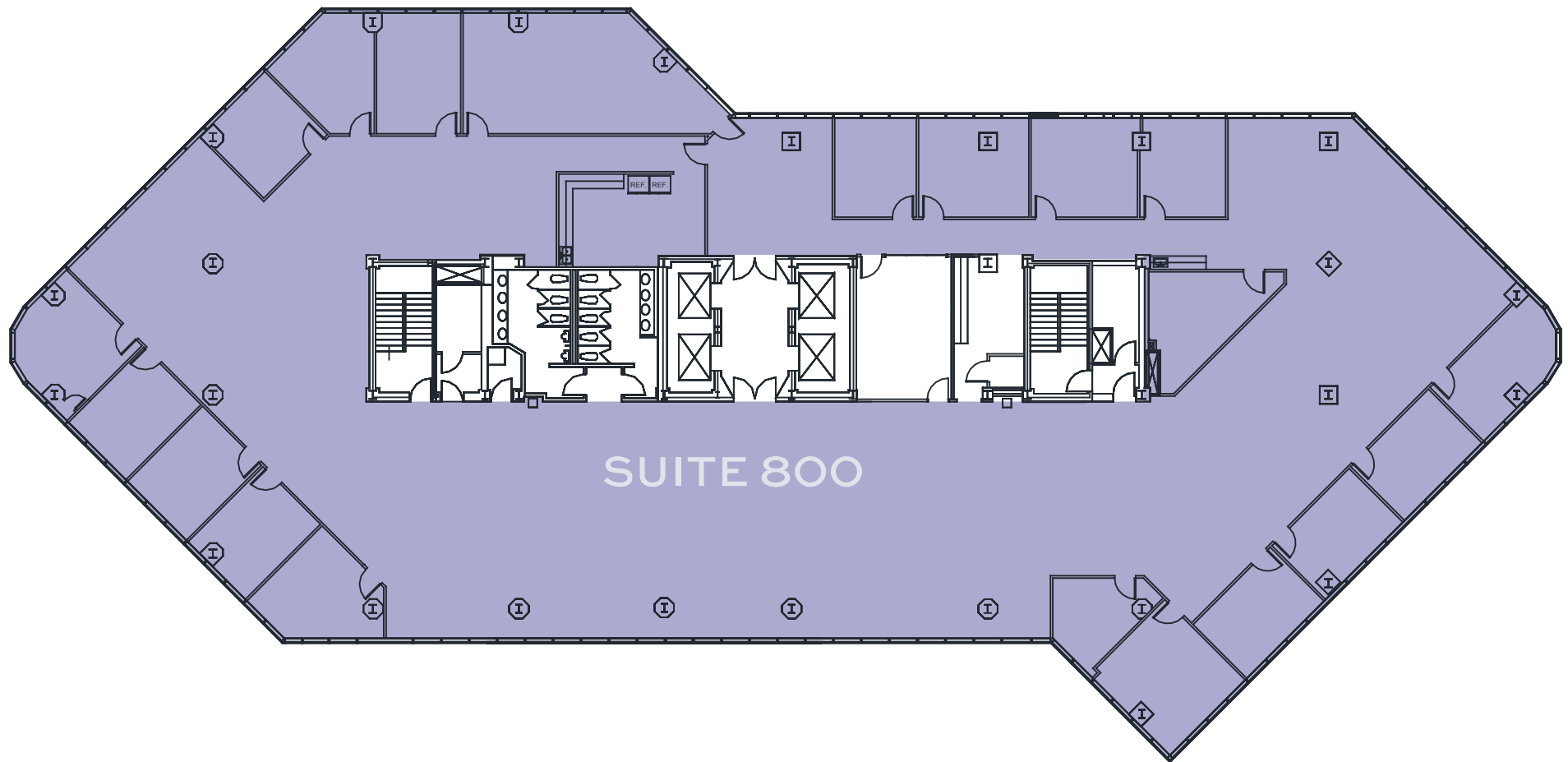
Floor Plan - Suite 520 2,143 RSF Spec Suite Fully Furnished and Suite 530 3,175 RSF



Floor Plan - Suite 710 8,027 RSF



Floor Plan - Suite 800: 14,533 RSF (full floor)



Floor Plan - Suite 1020 1,949 RSF

