



Avison Young - Raleigh-Durham | 5440 Wade Park Boulevard, Suite 200 | Raleigh, NC 27607

HIGHLY-VISIBLE CLASS A OFFICE SPACE

Castalia at Meadowmont

301 W Barbee Chapel Road, Chapel Hill, NC 27517

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Property highlights

Spec suite available March 1, 2026

Opportunity

First floor class A office space available at Castalia at Meadowmont, a well-appointed office building located in Chapel Hill, NC. Meadowmont Village is located just off Raleigh Road and Highway 54, less than one mile from Highway 15/501 and two miles to UNC at Chapel Hill.

Overview

Lease Rate:	\$36.50/sf, Full Service
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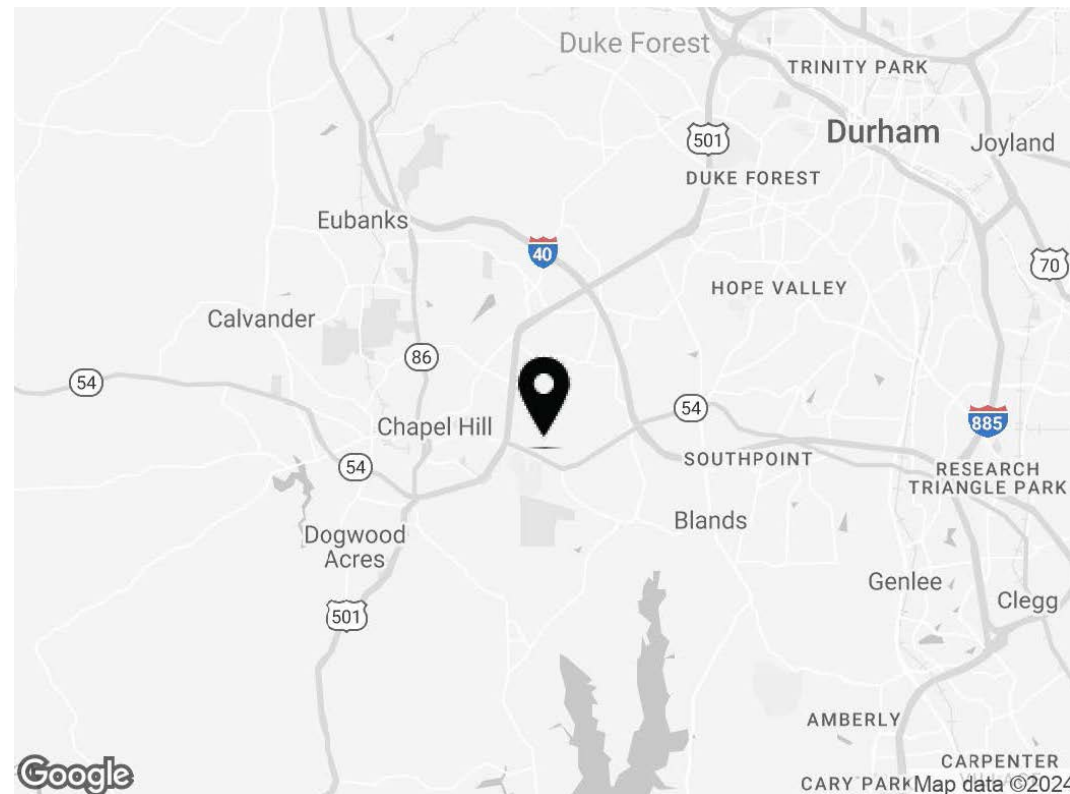
Building Size:	48,000 sf
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Available SF:	1,873 sf
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Parking Ratio:	3 per 1,000 sf
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Highlights

- Attractive interior finishes
- Dramatic floor to ceiling windows
- Outdoor patio
- Ample parking
- Walking distance to nearby retail and shopping



First Floor Plan



Retailer Map



Demographics

131,087

Total population
within a five-mile
radius

6,333

Total businesses
within a five-mile
radius

54,262

Total employees
within a five-mile
radius

60,928

Total housing units
within a five-mile
radius

\$200,486

Avg. hh income
within a one-mile
radius

\$646,635

Median home value
within a one-mile
radius

Let's talk.

Arnold Siegmund

Principal, Landlord Representation

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