

1415 S. BLOODWORTH ST. RALEIGH, NC

SE RALEIGH WAREHOUSE FOR LEASE



LEASING AGENT

BRIAN WALLACE

brianwallace@yorkproperties.com

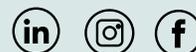
919.645.2773

2108 Clark Avenue

Raleigh, NC 27605

www.yorkproperties.com

@yorkproperties1



york

PROPERTY DESCRIPTION

WAREHOUSE FOR LEASE

SIZE

± 12,622 SF TOTAL

± 1,732 SF Office

± 10,890 SF of Clear Span Warehouse

LEASE RATE

\$11.75 PSF + \$2.60 PSF TICAM

DETAILS

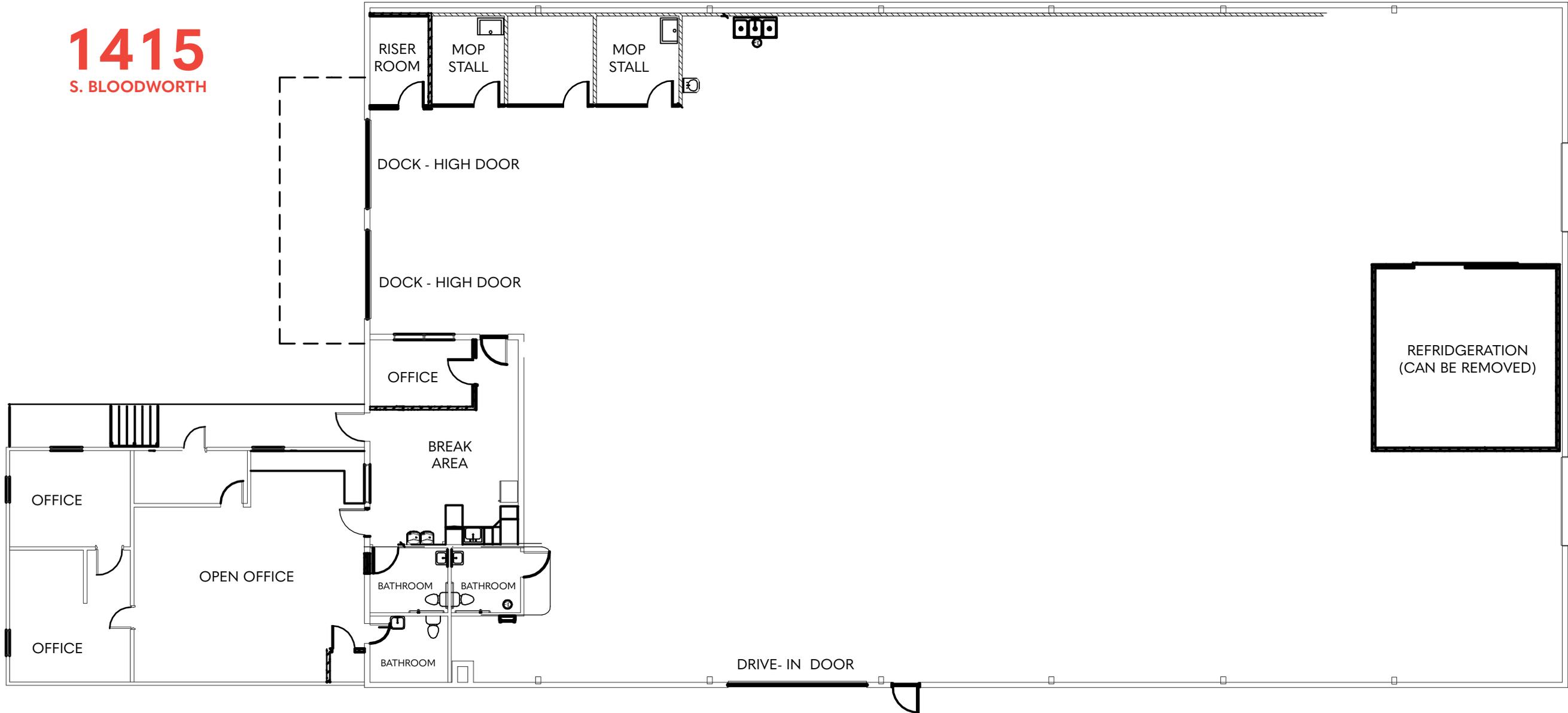
- 1 mile from Downtown Raleigh with close proximity to I-40 Exit 299 Hammond Road
- 17' Clear to beams, 25' to ridgeline
- 2 Dock High Doors
- 1 12'x16' Drive-In Door
- 1.8 AC Fenced Laydown Yard
- Zoned IX-5



1415

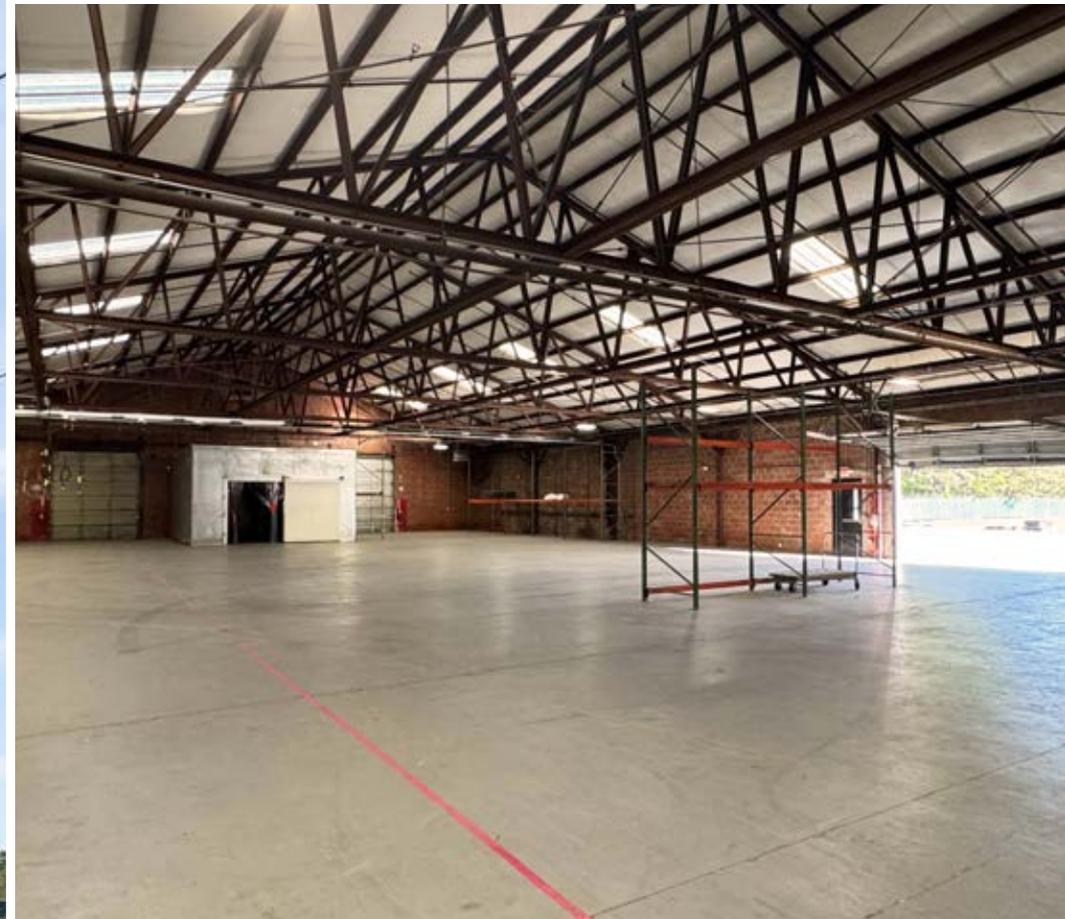
S. BLOODWORTH

S BLOODWORTH ST





BUILDING PHOTOS



THE DILLON

400H

TRUIST CENTER

PNC PLAZA

RED HAT

RED HAT
AMPHITEATER

NORTH HILLS

North Hills is a vibrant hub for both local residents and visitors, with a focus on modern living and entertainment. Often referred to as Raleigh's "Midtown," it offers a blend of shopping, dining, office spaces, and residential options.

PERSON STREET

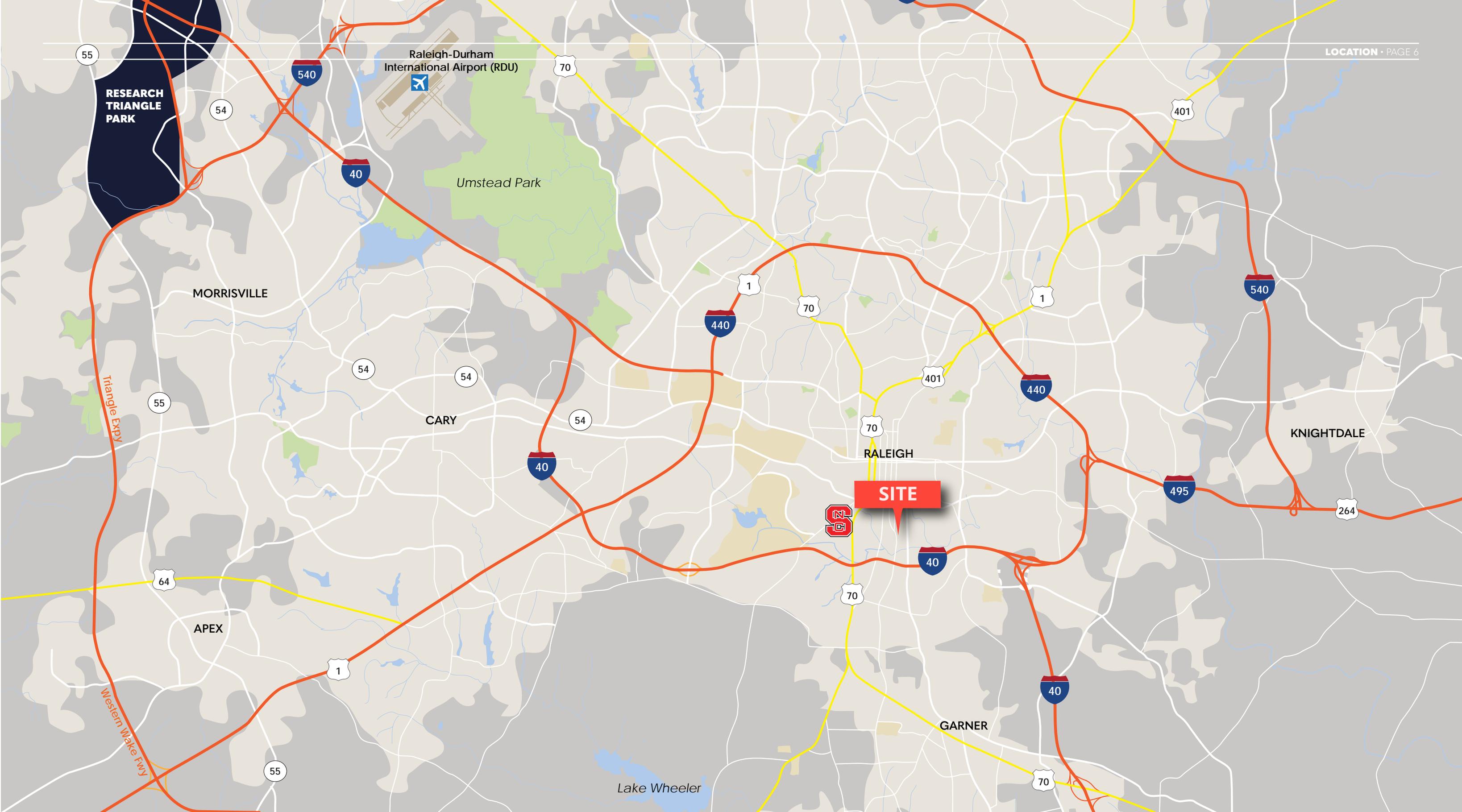
SEAST STREET

GARNER ROAD

HOKE STREET

S BLOODWORTH STREET

1415 S
BLOODWORTH



RESEARCH TRIANGLE PARK

Raleigh-Durham International Airport (RDU)

Umstead Park

MORRISVILLE

CARY

RALEIGH

KNIGHTDALE

APEX

GARNER

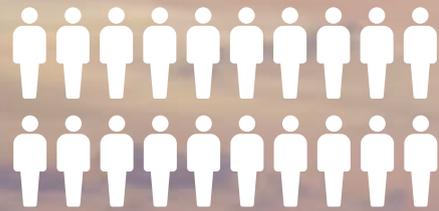
Lake Wheeler

SITE



RALEIGH, NC

CITY PROFILE



PEOPLE PER SQUARE MILE

3,191.5



POPULATION

469,502



MEDIAN PROPERTY VALUE

\$142,200

MEDIAN AGE

44.1



AVG. COMMUTE

24.4 MIN

MEDIAN HOUSEHOLD INCOME

\$69,720



ACCOLADES

#1 BEST PERFORMING LARGE METRO AREA

Milken Institute · January 2025

#7 FASTEST GROWING CITIES IN THE U.S.

U-Haul · January 2025

#1 BEST CITIES TO DRIVE

Wallet Hub · October 2024

#5 FASTEST GROWING HOUSING MARKET

Storage Cafe · August 2024

#3 FASTEST GROWING U.S. CITY FOR CONSTRUCTION

CoreLogic · January 2025

#4 BEST CITIES FOR HEADQUARTERS

Triangle Business Journal · January 2025

MAJOR GROWTH ON THE HORIZON

DICKERSONBAKKER MAKES THE MOVE • FEBRUARY 2025

“Site plans for DickersonBakker’s office building show it will be 17,542 square feet. DickersonBakker will occupy the top two floors. The ground-floor will be leased out, most likely as medical office space. Bakker said there will be some space on the second floor that the firm won’t occupy. Instead, it will rent out the space or turn it into coworking space.”

<https://www.bizjournals.com/triangle/news/2025/02/21/dickersonbakker-raleigh-office-building-hq-plans.html>

REVITALIZATION NEAR WESTERN BLVD • JANUARY 2025

Raleigh developers have now earmarked the 12.08-acre site for a \$500 million mixed-used “live-work-play” complex..Cityplat recently purchased the 118,000 square-foot property at 4500 Western Blvd for \$14 million.”

<https://www.newsobserver.com/news/business/article299023900.html>

RALLIANT HEADQUARTERS • MARCH 2025

“Raleigh is getting a new headquarters as part of a 180-job, \$2.1 million expansion. Ralliant, a planned spin-off of Fortive Corporation (NYSE: FTV), selected the city for its headquarters after a competitive site search.

Kyle Touchstone, director of Raleigh Economic Development, said...“To come to a new location and basically start from scratch, to build an entire team, to bring in corporate leadership ... all of the support functions ... it’s a huge undertaking for a company”

<https://www.bizjournals.com/triangle/news/2025/03/11/fortive-ralliant-raleigh-headquarters-jobs-hiring.html>

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LEASING

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MARKETING

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YORK PROPERTIES

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

ADDRESS

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