

FOR SALE

10940 Raven Ridge Rd, Suite 214
Raleigh, North Carolina 27614



Property Features

Great location at Falls of Neuse Rd and Durant Rd intersection

1740 SF + 300 SF common area

Med spa + wellness center

Designed with LEED focus for environmental consideration

Ample parking and nearby amenities

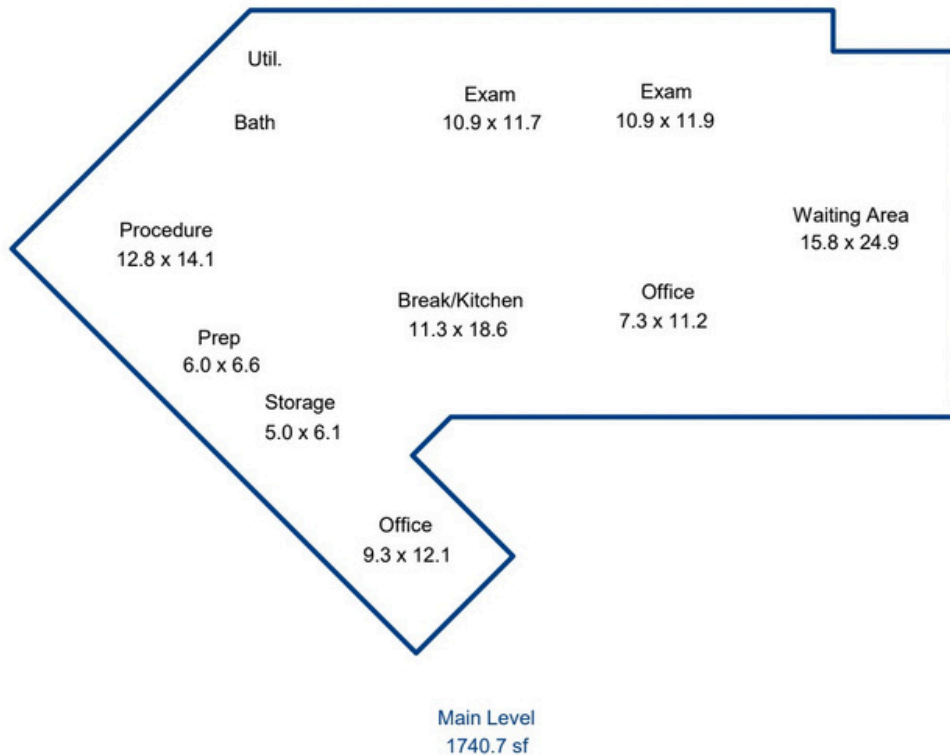
Sale Price: \$775,000



KALISIAK
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Floor Plan



Additional Information

✧ Owners' Association Dues: \$805.89 per month

✧ LEED Compliance Consideration

Floors are polished concrete - no stains, dyes, VOCs (VOC = volatile organic compound)

Walls and ceilings - painted with no VOC paints

Rugs and furniture are made with sustainable natural fabrics and no VOC dyes

Large external windows allow natural light into space

Internal windows for break room and clerestory windows in treatment rooms allow light transmission

Ecoresin from 3Form

Energy efficient lighting design

Wood shelves and brick wall are recycled materials, locally sourced

Wood cabinets and desk tops are FSC certified (FSC = Forest Stewardship Council)

Water heater is tankless, on-demand

HVAC system was designed so temperature could be separately controlled for each room

Appliances are Energy Star

Vintage (reused) lighting in back office

Table and credenza in waiting room are recycled Elm

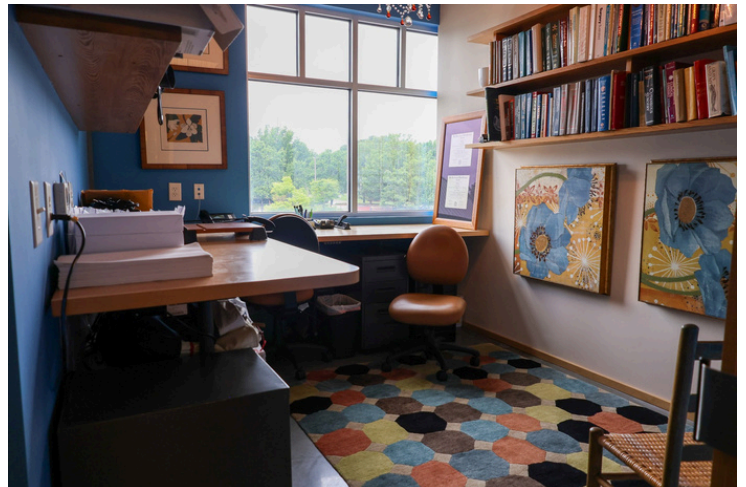
Aluminum tables are recycled aluminum

Steel handles throughout space are recycled steel; some handles also have recycled glass

Column in waiting room is recycled corrugated pipe

Large artwork in waiting room is recycled corrugated roofing, painted with no VOC inks

Interior Photos



Demographics

Source: CoStar

144,903

TOTAL POPULATION

WITHIN 5-MILE RADIUS

420,105

TOTAL POPULATION

WITHIN 10-MILE RADIUS

\$134,072

AVG HOUSEHOLD INCOME

WITHIN 2-MILE RADIUS

\$105,082

WITHIN 5-MILE RADIUS
AVG HOUSEHOLD INCOME

Area Overview



Raleigh, North Carolina is an area known for its dynamic economy, vibrant culture, and high-quality affairs. This location offers convenient access to several important thoroughfares, including Interstate 540, which provides easy access to other parts of the city and Research Triangle Park area. Public transportation options are also available, enhancing accessibility for employees and clients.

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The information presented here is deemed to be accurate, but it has not been independently verified. We make no guarantee, warranty or representation to independently confirm accuracy and completeness.