

# SMOKETREE TOWER

📍 3100 Smoketree Court | Raleigh, NC 27604

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.

## AVAILABILITIES

Suite 100/103B: 4,432 rsf (future spec suite)

Suite 200: 2,504 rsf

Suite 300: 13,481 rsf (full floor)

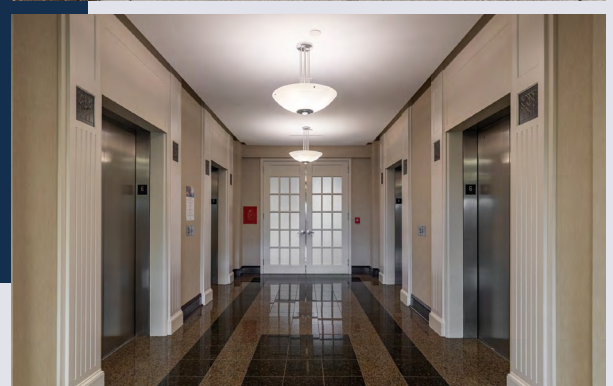
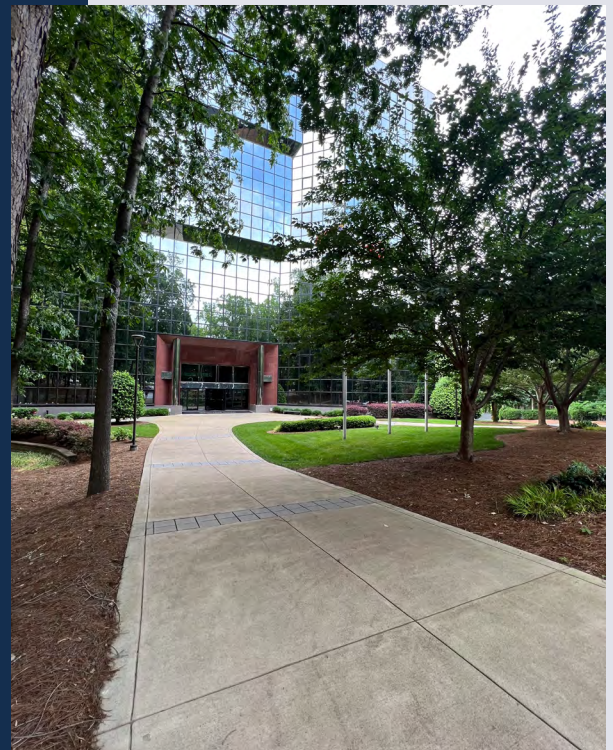
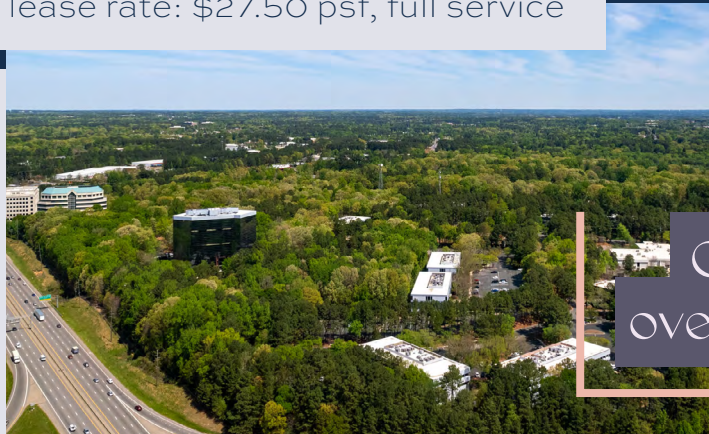
Suite 410: 3,944 rsf (full floor)

Suite 500: 9,201 rsf

Suite 600: 14,184 rsf (full floor)

Suite 800 14,533 rsf (full floor)

lease rate: \$27.50 psf, full service



Class-A office in a wooded oasis overlooking Raleigh's I-440 beltline.

# BUILDING AMENITIES

Convenient on-site amenities include a fully stocked café, interior seating and collaboration areas, and an expansive outdoor courtyard.

Impressive panoramic views of Midtown and Downtown Raleigh.

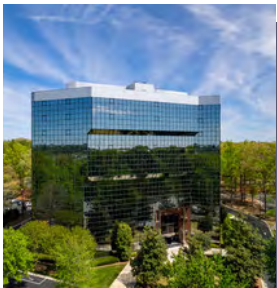


coming soon—  
on-site fitness center,  
renovated shower rooms,  
common area refresh & spec suite.



# LOCATION

# SMOKETREE TOWER



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

## FOR MORE INFO, CONTACT

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