



1020 E Whitaker Mill Road

EAT-WORK-PLAY



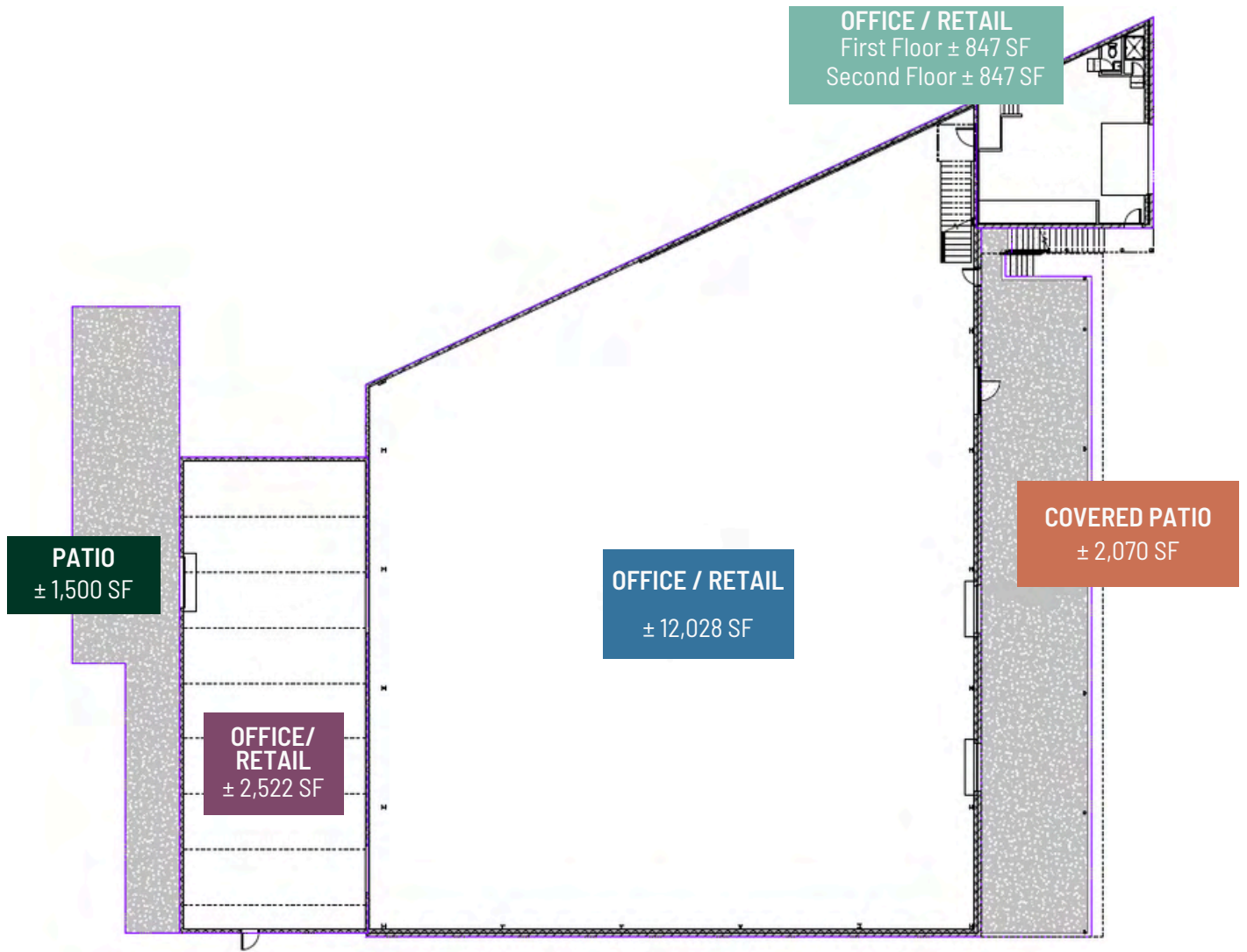
PROJECT OVERVIEW

1020 E. Whitaker Mill is an adaptive reuse project located in Raleigh's East End district, which sits between the two historic neighborhoods of Five Points and Mordecai. The existing warehouse will become an extension of East End Market, further enhancing the exciting transformation of the East End neighborhood from a historically industrial district to a high-density mixed-use neighborhood destination, with patrons flocking to the breweries, restaurants, high-end retail, and coffee shops within close proximity.

AVAILABLE SF:	<i>Up to ± 18,000 SF</i>
DELIVERY:	<i>Q4 2024</i>
DELIVERY CONDITION:	<i>Warm Shell</i>
USE:	<i>Retail, Office, Food & Beverage</i>



FLOOR PLAN



NORTH ELEVATION Whitaker Mill Rd

FLOOR PLAN



MULTI-TENANT OPTION Whitaker Mill Rd





Where downtown
& midtown intersect.



East End's historical warehouse stock has begun converting to creative office and retail/food & beverage uses consistent with the trend seen in similar neighborhoods in other markets. Dock 1053 led this evolution with its redevelopment in 2017. With several other projects planned, East End will continue to evolve into Raleigh's premier dining and entertainment neighborhood.



1020 E WHITAKER MILL RD

**EAST END MARKET
CONCEPTUAL MASTER PLAN**



DOCK 1053
185K SF ADAPTIVE REUSE OFFICE-
RETAIL-WAREHOUSE-MANUFACTURING

RALEIGH IRON WORKS
240K SF OFFICE/RETAIL
219 RESIDENTIAL UNITS
PHASE II: 394K SF OFFICE/RETAIL

1020 E WHITAKER MILL

EAST END MARKET
70K SF ADAPTIVE REUSE OFFICE/RETAIL

**EAST END MARKET
PHASE II**
227K SF OFFICE - 27K SF RETAIL -
468 RESIDENTIAL UNITS

DEMOGRAPHICS
within 3 miles



AVG AGE: 39



2023 TOTAL
POPULATION: 109,863



POP GROWTH 2023-
2028: 4.41%



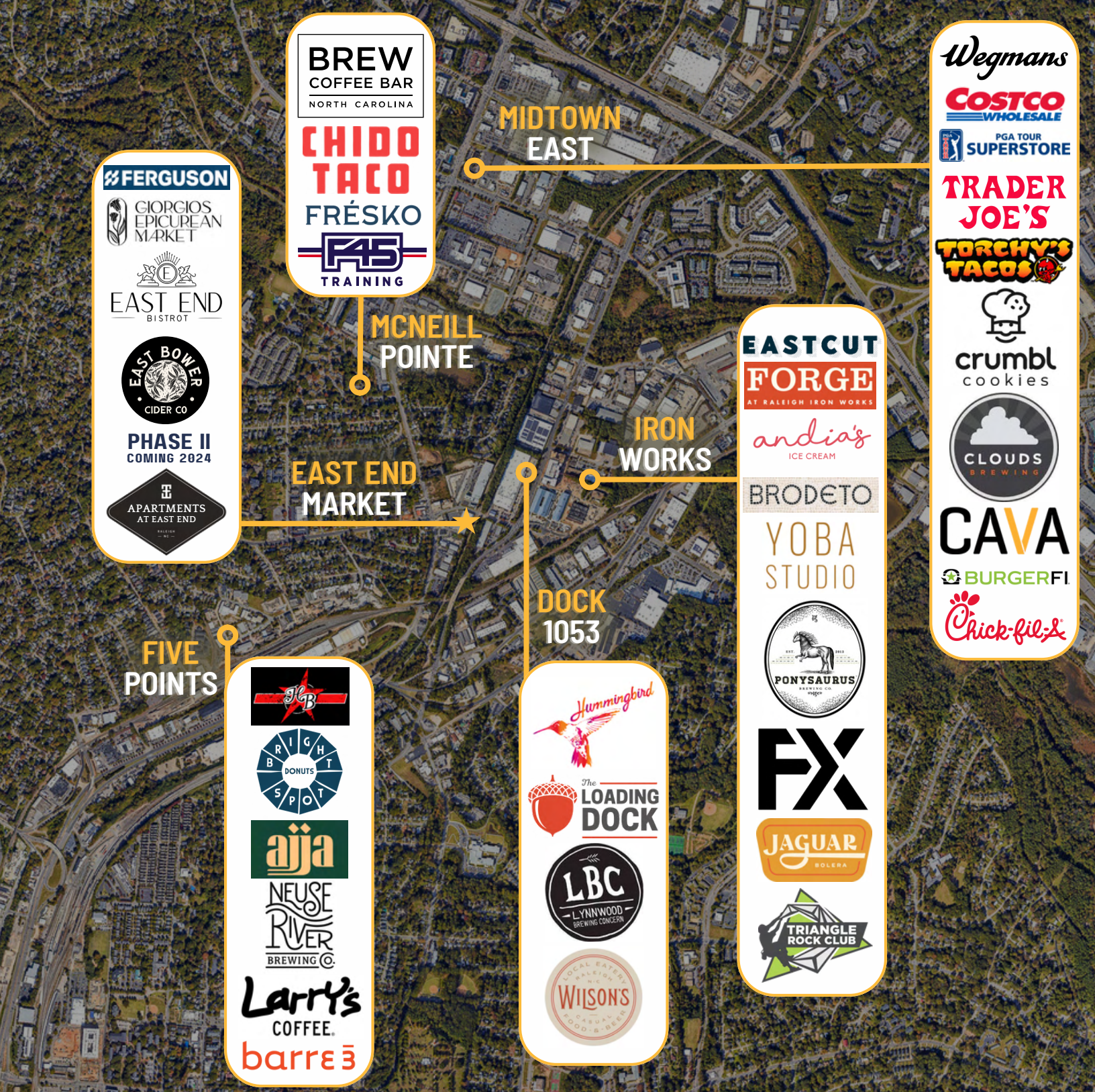
MEDIAN HOME VALUE:
\$412,242



AVG HOUSEHOLD
INCOME: \$112,763



AVG HOUSEHOLD SIZE: 2.2



BREW
COFFEE BAR
NORTH CAROLINA

CHIDO TACO

FRÉSKO

F45 TRAINING

FERGUSON

GIORGIOS EPICUREAN MARKET

EAST END BISTROT

EAST BOWER CIDER CO

PHASE II COMING 2024

APARTMENTS AT EAST END

MIDTOWN EAST

MCNEILL POINTE

EAST END MARKET

EASTCUT FORGE
AT RALEIGH IRON WORKS

andia's ICE CREAM

BRODETO

YOBA STUDIO

PONYSAURUS

FX

JAGUAR BOLERA

TRIANGLE ROCK CLUB

Wegmans

COSTCO WHOLESALE

PGA TOUR SUPERSTORE

TRADER JOE'S

TORCHY'S TACOS

crumbl cookies

CLOUDS BREWING

CAVA

BURGERFI

Chick-fil-Ā

IRON WORKS

DOCK 1053

Hummingbird

The LOADING DOCK

LBC LYNNWOOD BREWING CONCERN

WILSON'S LOCAL CRAFT BEER

FIVE POINTS

JB

BRIGHT SPOT DONUTS

ajja

NEUSE RIVER BREWING CO

Larry's COFFEE

barre3

DINING

- Ajja
- Hummingbird
- Brodeto
- Andias
- East Cut
- East End Bistro
- Torchy's Tacos
- Crumbl Cookies
- Cava

GIORGIOS EPICUREAN MARKET

- Brew Coffee
- Fresko
- Chido

COFFEE

- Brew Coffee
- Bright Spot
- Larry's Coffee
- Hayes Barton Cafe

FITNESS

- FX
- Studio Revolution
- Barre3
- Yoba Studio
- F45 Training

LIVING

- Forge
- Apartments at EE

BREWERY

- Neuse River
- Lynnwood Brewing
- Wilson's
- Ponysaurus
- Cloud's Brewing

OFFICE

- Common Desk
- The Loading Dock

SHOPPING

- Wegmans
- Costco
- Trader Joes
- PGA Superstore
- Ferguson

ENTERTAINMENT

- Jaguar Bolera
- Triangle Rock Club

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