

OFFICE FOR LEASE

4901 GLENWOOD AVENUE

RALEIGH, NC 27612

NEW
SPEC
SUITE



NAITRI PROPERTIES



PROPERTY OVERVIEW

ADDRESS

4901 Glenwood Avenue, Raleigh, NC 27612

BUILDING SIZE

39,901 RSF (Three Stories)

AVAILABLE SPACE

Suite 201 - 3,371 RSF
Suite 220 - 1,880 RSF, *Spec Suite Available*
Suite 300 - 11,163 RSF

RENTAL RATE

\$27.25/SF, Full Service

PARKING

139 spaces - 3.85 per 1,000 SF

FEATURES

- Numerous walkable amenities
- Crabtree Creek Trail access
- Both AT&T and Spectrum services to the building
- Excellent glassline with full height glass
- Security access via fob
- High visibility on Glenwood Avenue, average 40,500 VPD
- Adjacent to Crabtree Valley Mall

CONTACT

LEE BISHOP | 919.609.6331 | lbishop@triprop.com

NAITRI PROPERTIES

TRIANGLE REGION



All information provided herein is from sources deemed reliable. However, all information is subject to verification. NAI Tri Properties does not independently verify nor warrant the accuracy of the information.

NAI TRI PROPERTIES

AERIAL



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NAITRI PROPERTIES

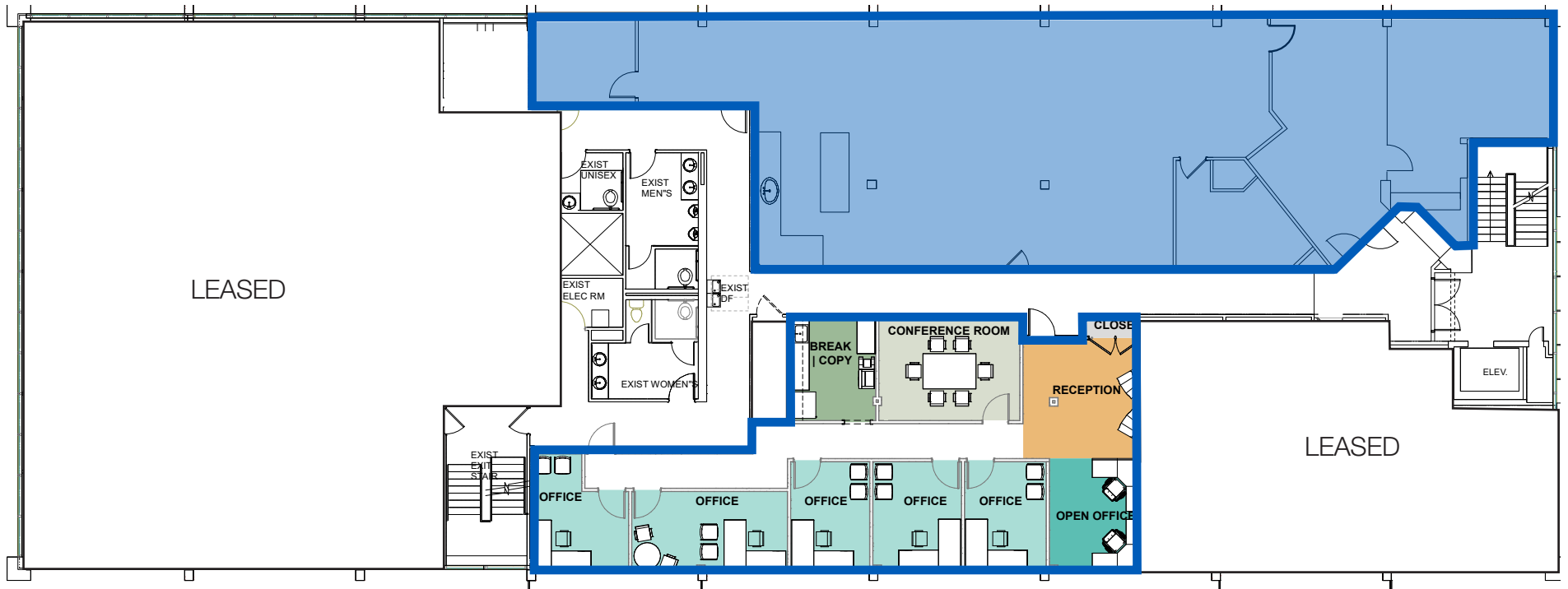
FLOOR PLAN

Second Floor

SUITE 201
3,371 RSF



CLICK OR
SCAN FOR
VIRTUAL
TOUR



SPEC SUITE 220
1,880 RSF
Furniture not included



CLICK OR
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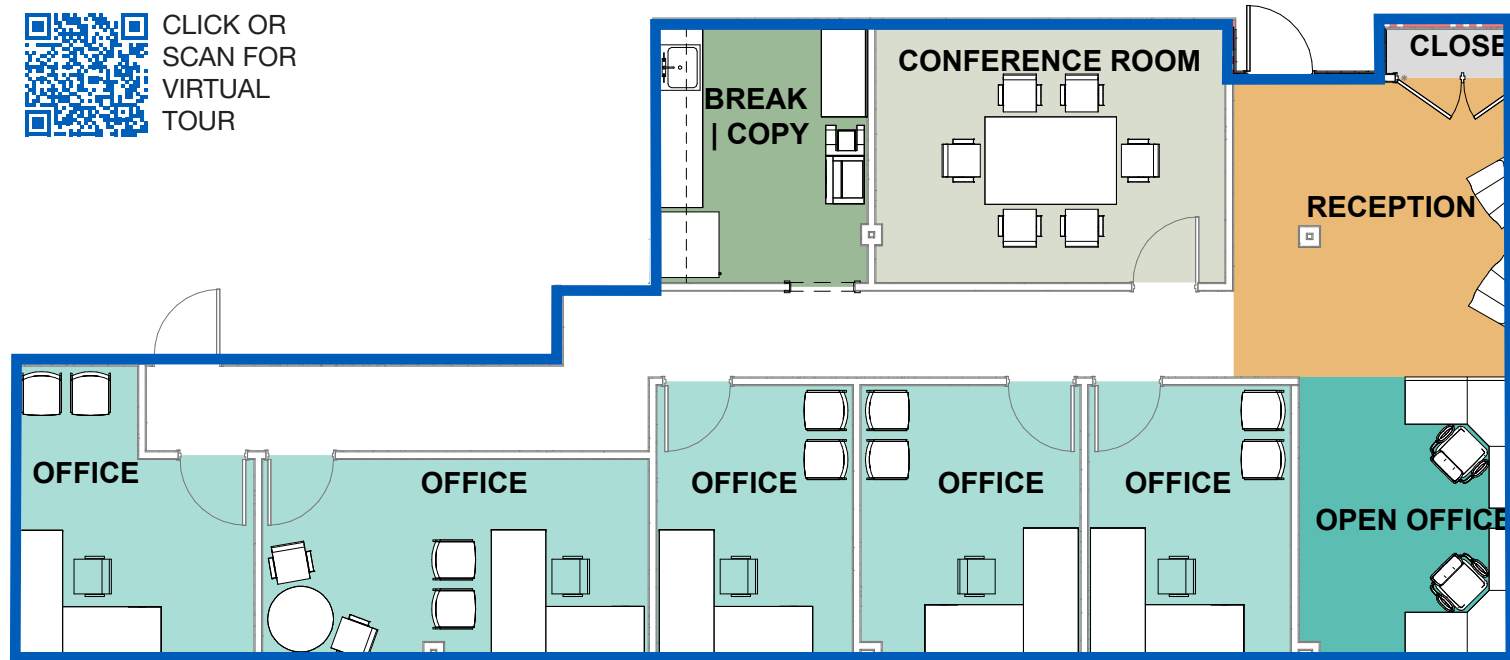
NAITRI PROPERTIES

FLOOR PLAN

SPEC SUITE 220



CLICK OR
SCAN FOR
VIRTUAL
TOUR



SPEC SUITE 220
1,880 RSF
Furniture not included

CONTACT

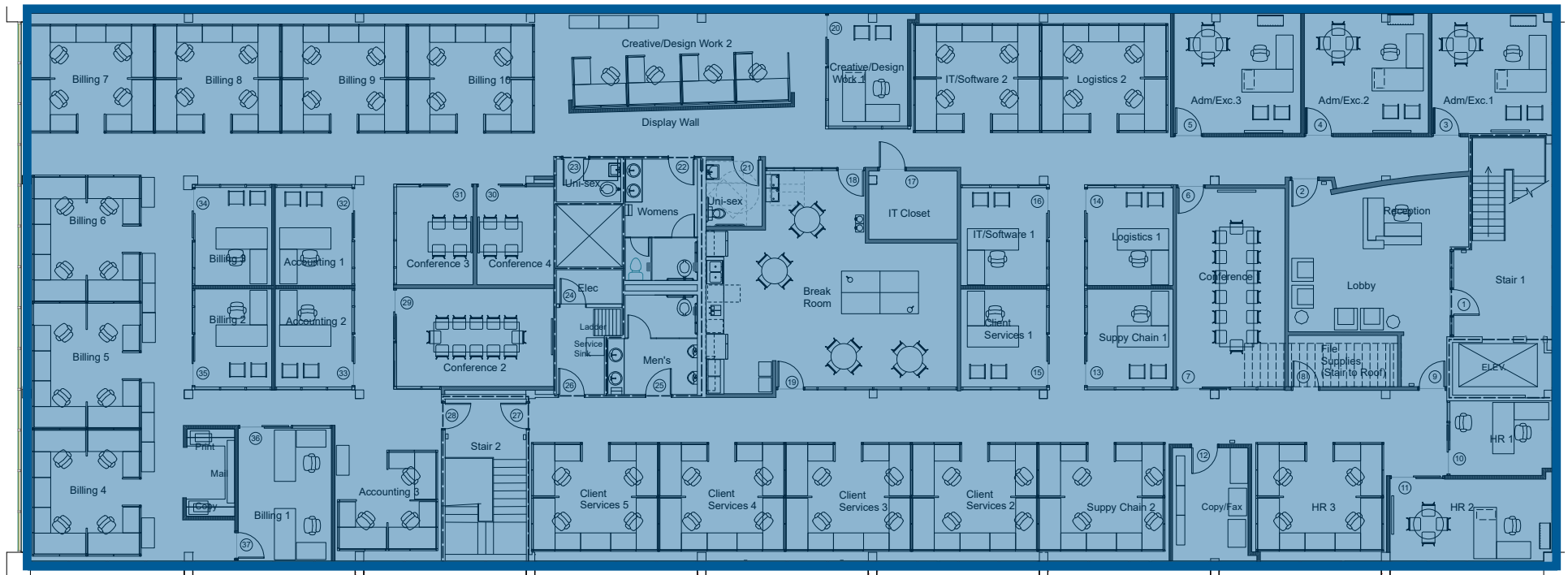
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NAI TRI PROPERTIES

FLOOR PLAN

Third Floor



SUITE 300
11,163 RSF

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AMENITIES

4901 Glenwood is located one mile from I-440 with frontage along Glenwood Avenue/US 70 in Crabtree Valley. All amenities below are under one mile, with many of them just a short walk away. A quick 3 mile drive to the east, one can reach North Hills known for its upscale restaurants and shopping, entertainment, fitness options, and hotels. And in under 3 miles to the west, one can easily reach the UNC REX Hospital Campus and other convenient options.

FOOD

Axis Bar & Restaurant
Bapu teahouse
Braise Contemporary Southern
Brio Italian Grille
Chick-Fil-A
Crabtree Ale House
Fleming's Prime Steakhouse
Glenlake Cafe
Greek Cuisine
J. Alexanders
Kabobi
Kanki
La Rancherita
Luciano
McDonald's
Moe's Southwest Grill
P.F. Changs

PandyaNad

Perrys Steakhouse & Grille
Sarku Japan
San Marcos Mexican Restaurant
Seasons 52
Southern Sugar Bakery
Steak Escape
Thai Bistro
The Cheesecake Factory
The Optimist

BANKING

Bank of America
Coastal Credit Union
Fifth-Third Bank
First Citizens ATM
PNC Bank
South State Bank

HOTELS

Candlewood
DoubleTree
Embassy Suites
Fairfield Inn and Suites
Hampton Inn & Suites
Hilton Garden Inn
Homewood Suites
La Quinta Inn & Suites
Marriott
Residence Inn

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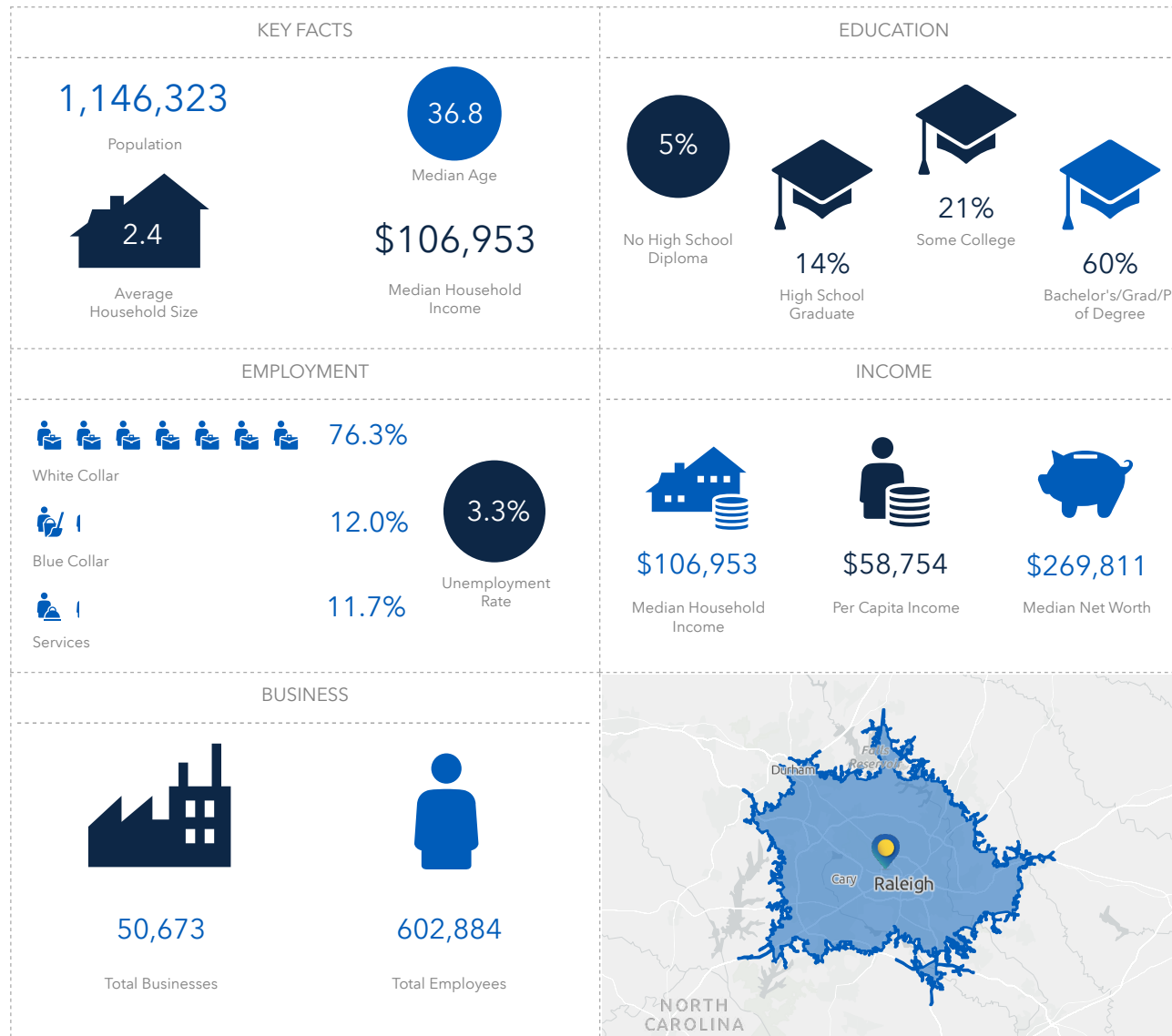
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DEMOGRAPHICS

27 MINUTE AVERAGE COMMUTE DRIVE TIME



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