

OFFICE SPACES FOR LEASE

# 9204 FALLS OF NEUSE ROAD

SUITE 110 — 2 STORY UNIT | RALEIGH, NC 27615



**NAITRI** PROPERTIES

# PROPERTY OVERVIEW

Highly visible office building along Falls of Neuse Road in North Raleigh. The property provides flexible layouts, ample parking, and convenient access to I-540.

**ADDRESS** 9204 Falls of Neuse Road, Suite 110  
Raleigh, NC 27615

**BUILDING SIZE** 5,836 RSF

**AVAILABLE SPACE** 2,250 SF across two (2) stories

**First Floor:**

- Key-man Office
- One (1) Office
- Conference Room
- Kitchen
- Bathroom

**Second Floor:**

- Four (4) Offices
- Bathroom
- Break Counter

**RENTAL RATE** \$3,700.00 per month, plus utilities

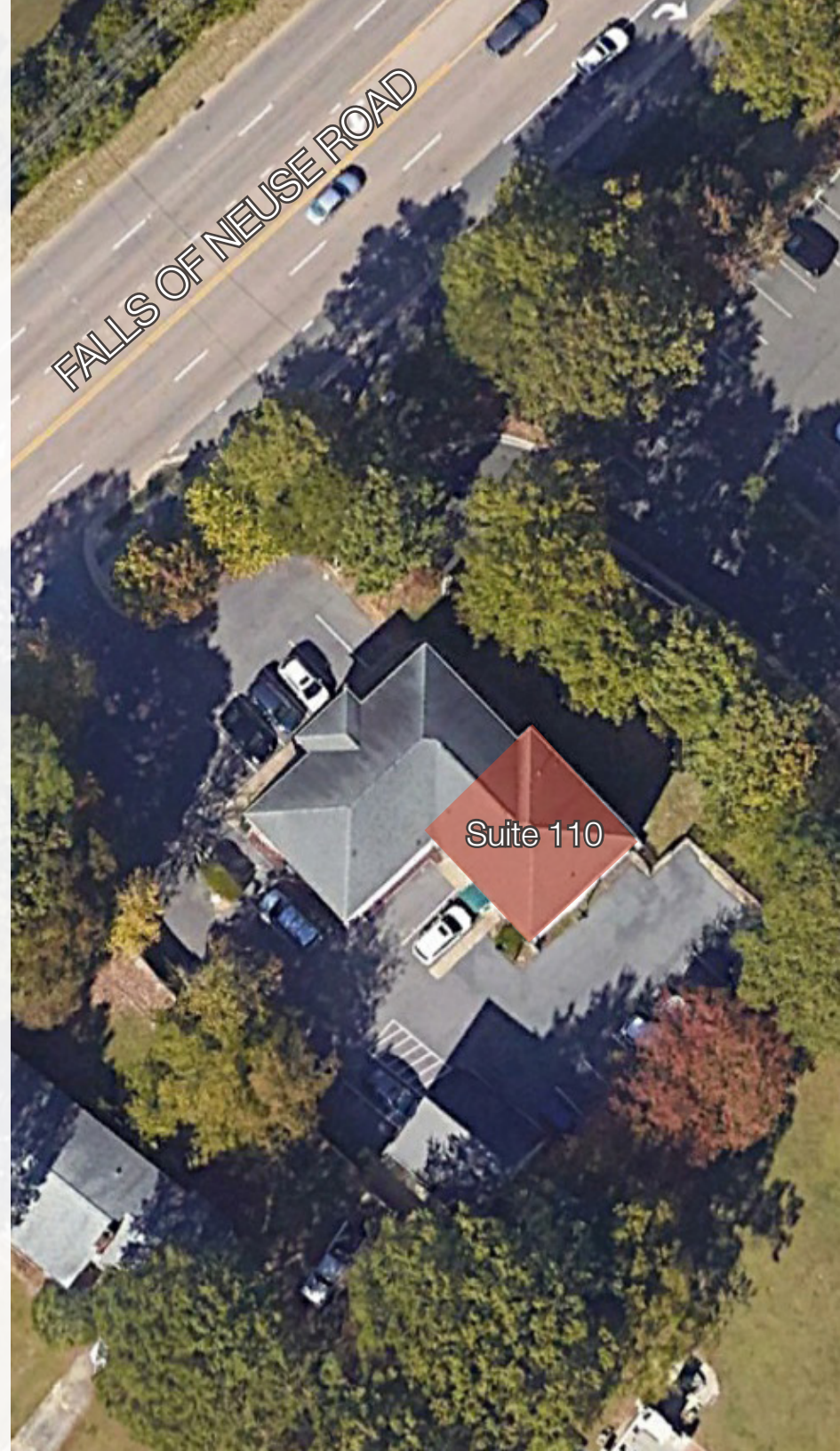
**HIGHLIGHTS**

- Zoned O-I
- Ample parking
- Nicely appointed with windows
- Easy access to North Raleigh and I-540

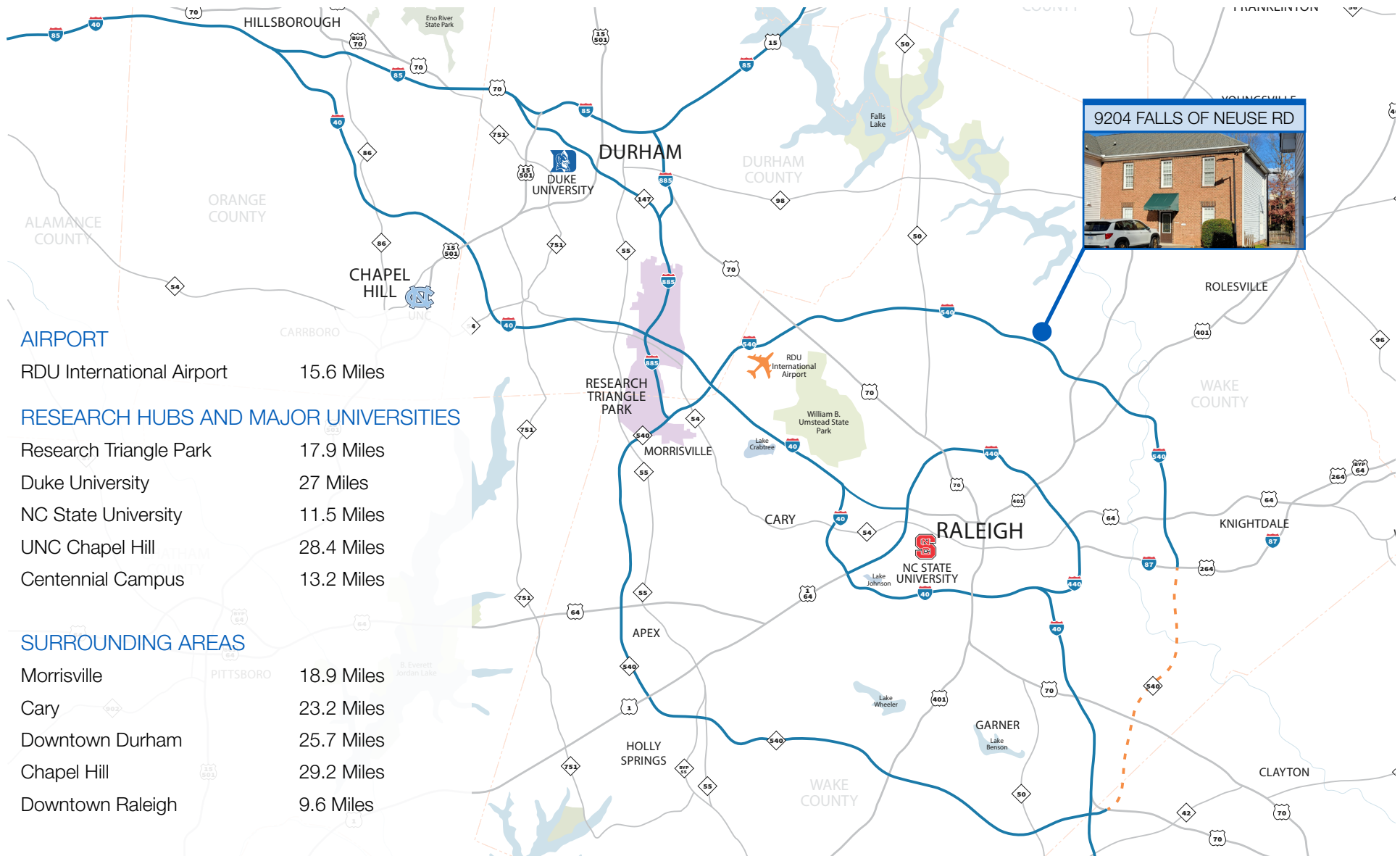
**AVAILABILITY** **JUNE 1, 2026**

**CONTACT**  
JOAQUIN CANALS | 919.714.7124 | jcanals@triprop.com

**NAITRI PROPERTIES**



# TRIANGLE REGION



## CONTACT

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AERIAL

FALLS OF NEUSE ROAD

9204 FALLS OF NEUSE RD



Suite 110

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# AMENITIES

The property benefits from direct frontage on Falls of Neuse Road with strong daily traffic counts and is conveniently positioned near Interstate 540, providing efficient connectivity throughout the Raleigh metro area. The site allows for easy access to Downtown Raleigh, Wake Forest, and surrounding North Raleigh neighborhoods, and is situated near a variety of retail, dining, and service amenities.

## SHOPPING

Bombay Central Raleigh  
Dollar General  
Harris Teeter  
Hollywood Feed  
Kohl's  
Massage Envy  
Oak City Fibers Yarn Store  
Sprout's Farmers Market  
Salon Lofts  
Sports Clips  
Food Lion  
Walgreens  
Westlake Ace Hardware  
Valvoline Instant Oil Change

## DINING

Bad Daddy's Burger Bar  
Bella Italia Raleigh  
Biryani Maxx Raleigh  
Bojangles  
Bruster's Real Ice Cream  
City Barbecue  
Crafty Beer Shop  
Eggs Up Grill  
Falls River Cafe  
Farina Neighborhood Italian

Franco's Prime  
Hibernian Irish Pub  
Jersey Mike's Subs  
Jubala Coffee  
Juicekeys  
Lemongrass Thai Restaurant  
Los Tres Vaqueros  
Marco's Pizza  
McDonald's  
Moe's  
Nantucket Grill  
New York Bagels & Deli  
Oh Mochi Raleigh  
Pizza Hut  
Taza Grill  
The Hop Yard  
The Picked Onion Restaurant  
The Piper's Restaurant  
Tookie's Grill  
River Pub  
Southern Craft Sandwiches  
Sake House  
Starbucks Coffee  
Sushi One  
Yaba Mediterranean Grill  
Vinos Finos Tapas and Wine Bar

## HEALTHCARE

Adam and Cheek Dentistry  
Allergy, Asthma & Sinus Center, PA  
Audrey Echt Dermatology  
Capital Primary Care  
Durant Road Pediatrics  
Falls River Court Memory Care  
Falls River Pharmacy  
Legacy Healthcare Services  
Raleigh Hearing and Tinnitus Center  
Raleigh Pediatric Associates  
North Raleigh Dental Studio  
North Ridge Dental  
Nu Image Surgical & Dental Implant  
Okam Healthcare Services  
WakeMed North Hospital  
Wake Orthopedics Urgent Care

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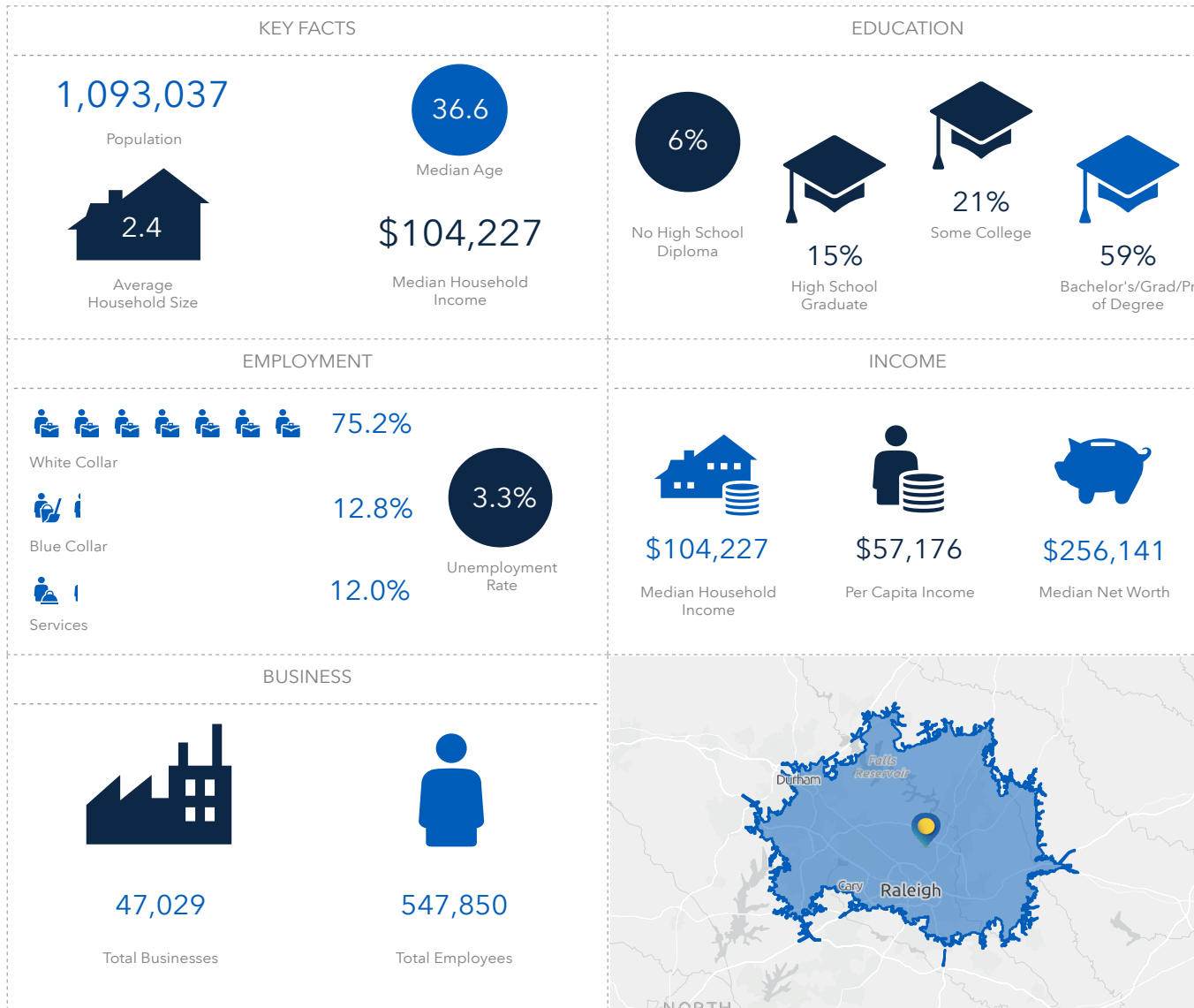
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# DEMOGRAPHICS

## 27 MINUTE DRIVE TIME



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