



FOR LEASE

NORTH POINTE

1515 NORTH POINTE DR | DURHAM, NC 27707

LISTING BROKER:

BRIAN GRABOWSKI
SENIOR VICE PRESIDENT
919.349.3569 (M)

BGRABOWSKI@TRADEMARKPROPERTIES.COM

DURHAM POWER CENTER

SUITE 128 - 7,300 SF

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PROPERTY HIGHLIGHTS

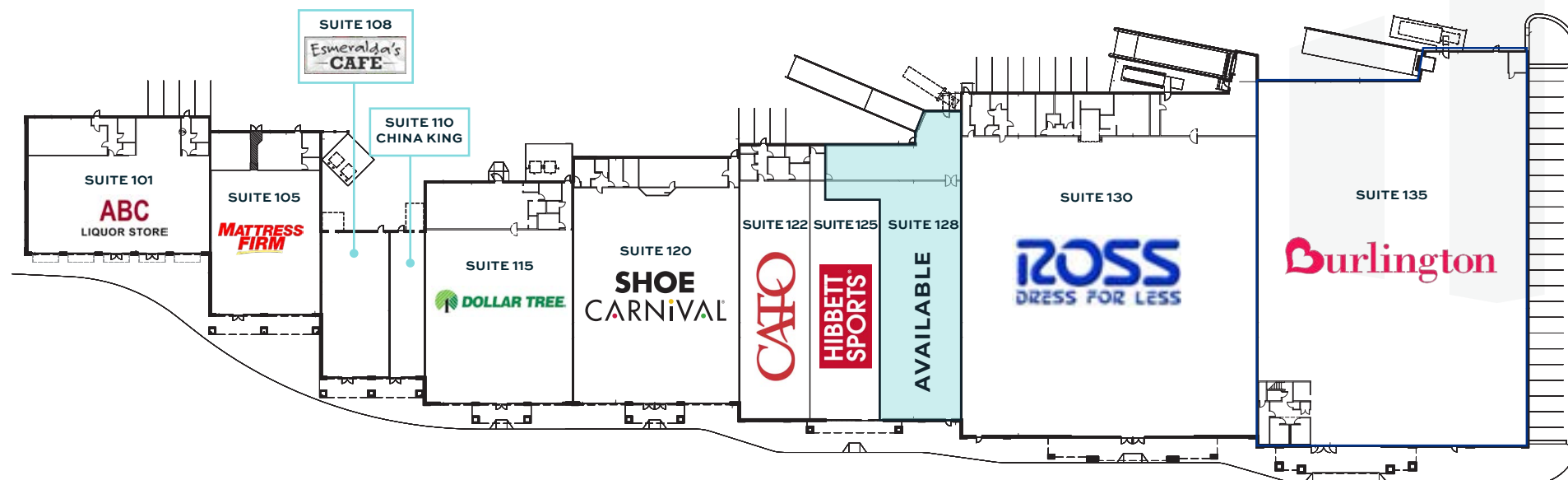
- North Pointe Shopping Center is North Durham's premier shopping destination
- Anchored by Burlington Coat Factory, Harris Teeter, Costco, Home Depot and PetSmart
- Located near the interchange of I-85 and Guess Road
- Less than 10 minutes from Downtown Durham, Duke University and Duke Hospital (Durham County's largest employer)
- Visibility from I-85 with 104,000 vehicles per day
- Dense concentration of residential and highly-paid university and medical staff. 10-minute drive time daytime population is 122,606
- Suite 128 - 7,300 SF

CURRENT ANCHORS



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SUITE	TENANT	SIZE (SF)	AVAILABILITY
101	Durham ABC Board	7,500	Leased
105	Mattress Firm	6,000	Leased
108	Esmeralda's Cafe	2,985	Leased
110	China King	1,527	Leased
115	Dollar Tree	9,706	Leased
120	Shoe Carnival	12,060	Leased
122	Cato	4,500	Leased
125	Hibbett	5,000	Leased
128	AVAILABLE	7,300	IMMEDIATELY
130	Ross	30,187	Leased
135	Burlington Coat Factory	30,000	Leased

**Square Footage is correct based on available information. Additional measurements may be warranted to ensure accuracy.*

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FLOOR PLAN

- Suite 128
- Former Clothing Store
- 7,300 SF



LEASE RATE:
\$14.00, +\$4.97 NNN



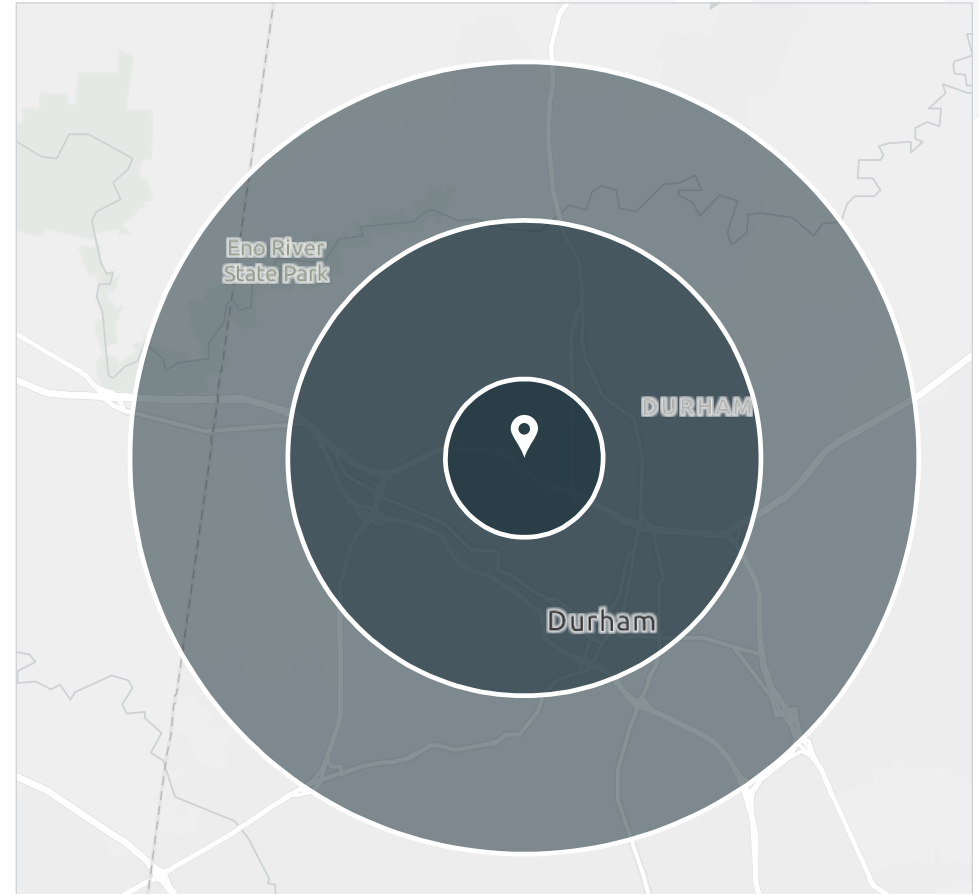
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DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2025 POPULATION	9,828	90,858	171,385
2030 POPULATION (PROJECTED)	10,294	95,079	176,984
2025 HOUSEHOLDS	4,585	39,209	69,534
2030 HOUSEHOLDS (PROJECTED)	4,907	42,144	73,287
OWNER-OCCUPIED HOUSING UNITS	1,999	13,003	30,843
RENTER-OCCUPIED HOUSING UNITS	2,586	26,206	38,691
2025 AVERAGE HOUSEHOLD INCOME	\$94,498	\$99,348	\$103,906
2030 AVG HOUSEHOLD INCOME (PROJECTED)	\$108,965	\$112,990	\$116,940



EXCLUSIVE BROKERS:

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