

KNIGHTDALE CROSSING

817 N SMITHFIELD RD.
KNIGHTDALE, NC 27545



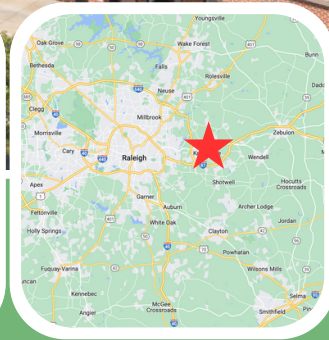
STARTING RENT
\$24-25/SF NNN

CONTACT:



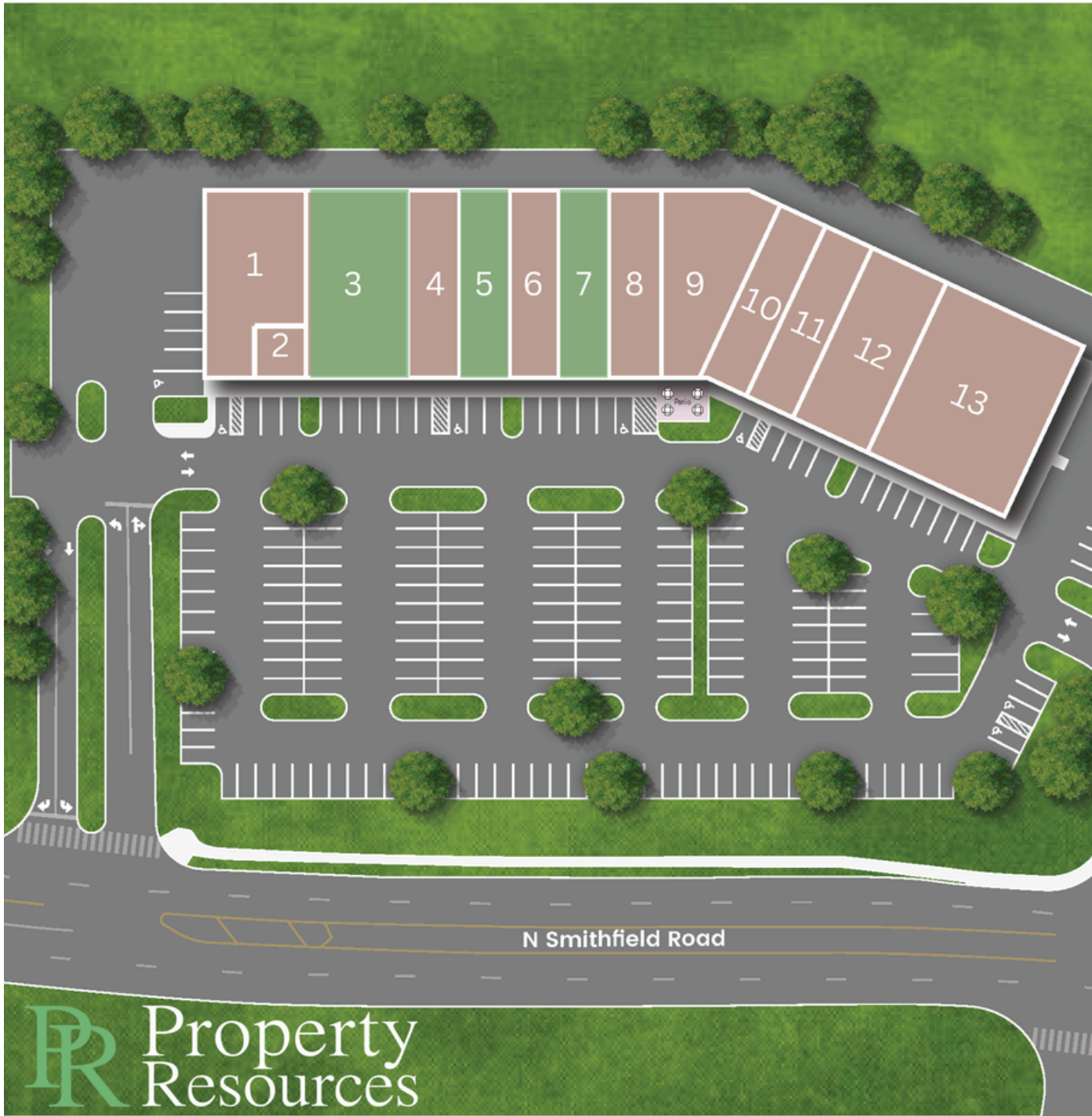
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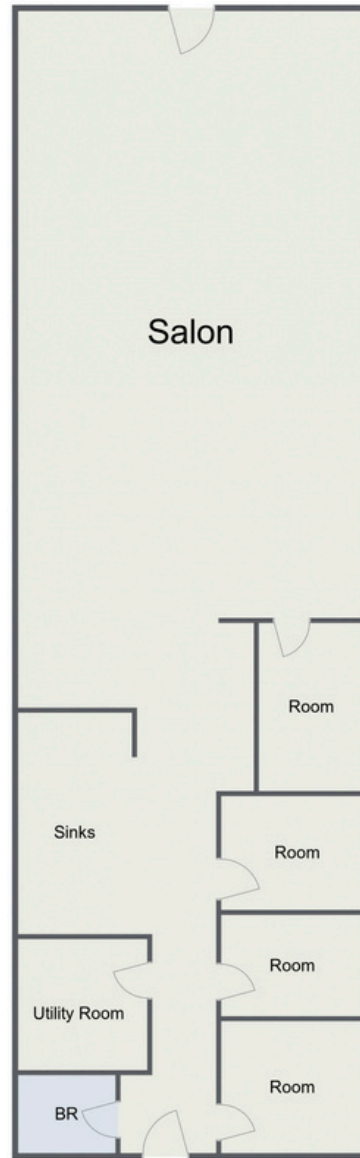
- 3 SUITES AVAILABLE
- HIGHLY VISIBLE RETAIL CENTER
- 23,900 VPD AT CLOSEST INTERSECTION

PR Property Resources



Space	Tenant
1	Raleigh Ortho
2	Knightdale Apothacary
3	Knightdale Pawn
4	H&R Block
5	Vacant
6	Boba Tea
7	Salon
8	Amys Cellular
9	Sportspage
10	Grand Street Pizza
11	Cake Town
12	Crystal Cleaners
13	Knightdale Laundromat

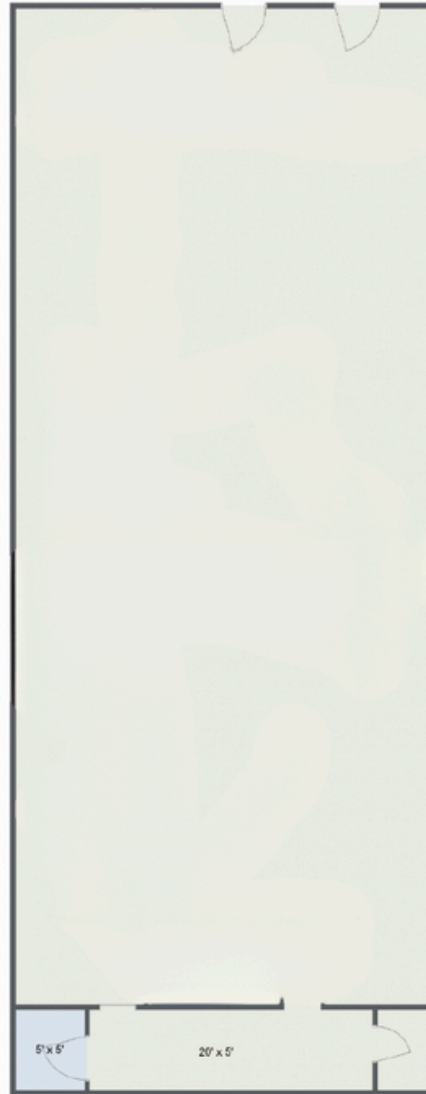
Knightdale Crossings Salon - 2000 SF



Approximate Values. Actual May Vary.

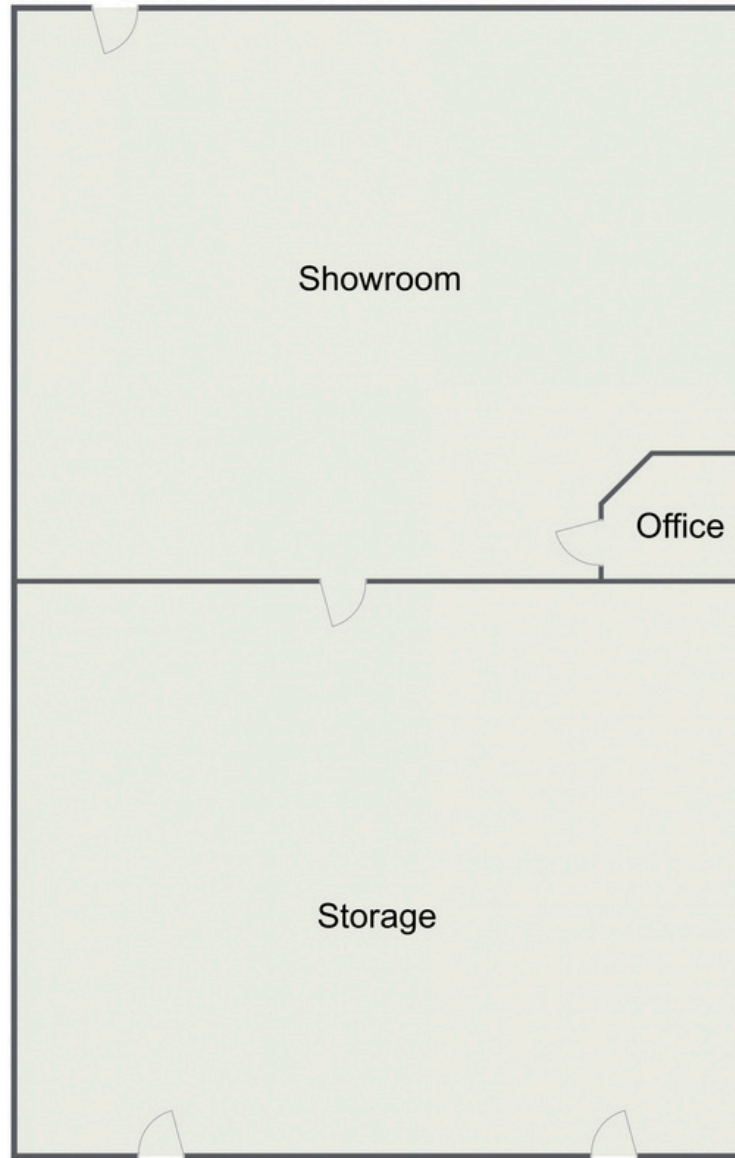
827 N Smithfield Rd

+/-2400SF



Approximate values. Actual may vary.

Knightdale Crossing Pawn Shop - 4000 SF



Approximate Values. Actual May Vary.

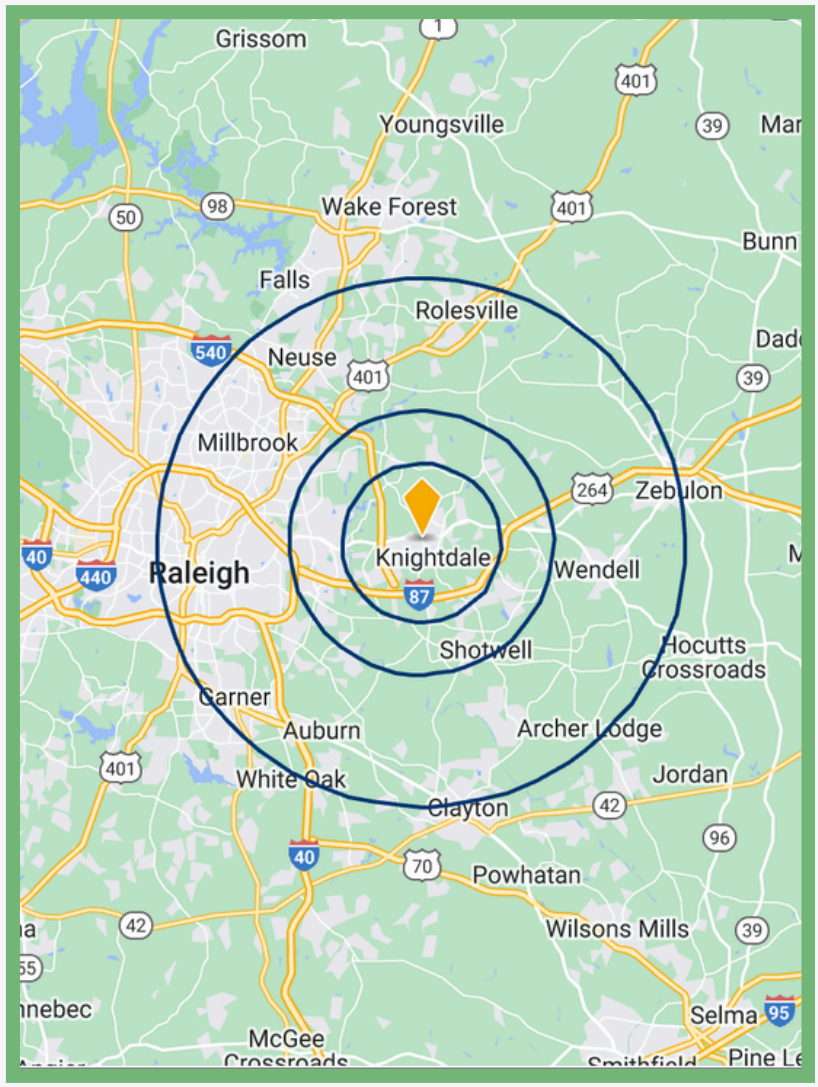
DEMOGRAPHICS

DEMOGRAPHICS

	3 MILE	5 MILES	10 MILES
POPULATION	28,949	79,822	411,565
ANNUAL PRPULATION GROWTH 2022-2027	2.6%	2.4%	2.5%
AVERAGE HH INCOME	\$82,205	\$84,567	\$88,361

TRAFFIC COUNTS

KNIGHTDALE BLVD	23,991 VPD
N SMITHFIELD RD	12,500 VPD
MCKNIGHT DR	6,481 VPD



KNIGHTDALE

Knightsdale, North Carolina, is an exceptional town that embodies the perfect blend of small-town charm and modern amenities. Situated just east of Raleigh, it offers a convenient location for both work and leisure. Knightsdale boasts a strong sense of community, with friendly residents who actively engage in local events and support one another. The town's well-maintained parks, such as Knightsdale Station Park, provide ample opportunities for outdoor recreation, while its thriving businesses and diverse dining options cater to various tastes. Additionally, Knightsdale's commitment to education is evident through its excellent schools, ensuring a bright future for its residents. With its warm and welcoming atmosphere, Knightsdale truly stands out as a great place to live, work, and raise a family.



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PRESENTED BY:



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