

**Commercial Land
Available for Sale or Lease
+/- 2.99 AC Available**



**+/- 2.99 AC Commercial Land
Available for Sale or Ground Lease**

**The Enclave at West Village
Residential Development
+/- 300 Single-Family Units**

Pleasant Park

+/- 2.99 AC Prime Commercial Land Available for Sale or Ground Lease

1820 Old US Hwy 1

Apex, North Carolina 27502

FOR SALE OR LEASE

CONTACT BROKER FOR PRICING

Bryce Davis
O: (919) 400-0451
BDavis@MetCapCRE.com

Laura Saleh
(919) 368-0594
LSaleh@MetCapCRE.com

MetCap
COMMERCIAL

Property Overview

PROPERTY HIGHLIGHTS

- +/- 2.99 AC Commercial Parcel Available.
- PIN #: 0731318157 (Wake County)
- Zoned PUD-CZ - Ideal for commercial or mixed-use developments
- Excellent visibility at the signalized corner with close proximity to I-540
- Across from Pleasant Park - Apex's newest park opened in late 2023 estimated to draw over 1M visitors annually
- The subject property is strategically located near Veridea Phase 1 (Veridea East), a transformative mixed-use development that will deliver:
 - 1,100+ single-family homes and townhomes
 - 1,500 multifamily units
 - 200,000 SF of retail, restaurant, and commercial space at Veridea Place
 - 340,000 SF Wake Tech Community College campus serving approximately 3,000 students
 - 1.3+ million SF of industrial, logistics, and life science space
 - Home of the 230-acre NC Children's Health Campus for pediatric care and research
- Pleasant Plains Elementary School (715 students) ~ 0.5 miles away, opened late 2025
- New 500-bed UNC Children's Hospital to be built ~ 1.2 miles away
- Traffic Counts:
Hwy 540 | 30,000 VPD
- Call Broker for Pricing



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Market Aerial



SITE

Apex Friendship High School
~ 2,761 Students

Apex Friendship Middle School
~ 1,392 Students

Apex Friendship Elementary School
~ 800 Students

Scotts Ridge Elementary School
~ 766 Students

Pleasant Plains Elementary School
~ 715 Students

The Enclave at West Village
Residential Development
~ 300 Single-Family Units

Depot 499
1,500 Residential Units and
650k SF Commercial Space

Veridea - 1,000 AC Master-Planned Community
Residential, Retail, Restaurants,
Commercial, Industrial, Wake Tech Community
College Campus, NC Children's Hospital

West Village
NORTH CAROLINA
Children's
500-Bed Hospital

Pleasant Park

Pleasant Plains Road
Extension

South Village West
Industrial

South Village East
Industrial

East Village
Retail, Multi-Family, Townhomes

Future Campus
WAKE TECH
3,000+ Students

Felton Grove High School
~ 1,158 Students

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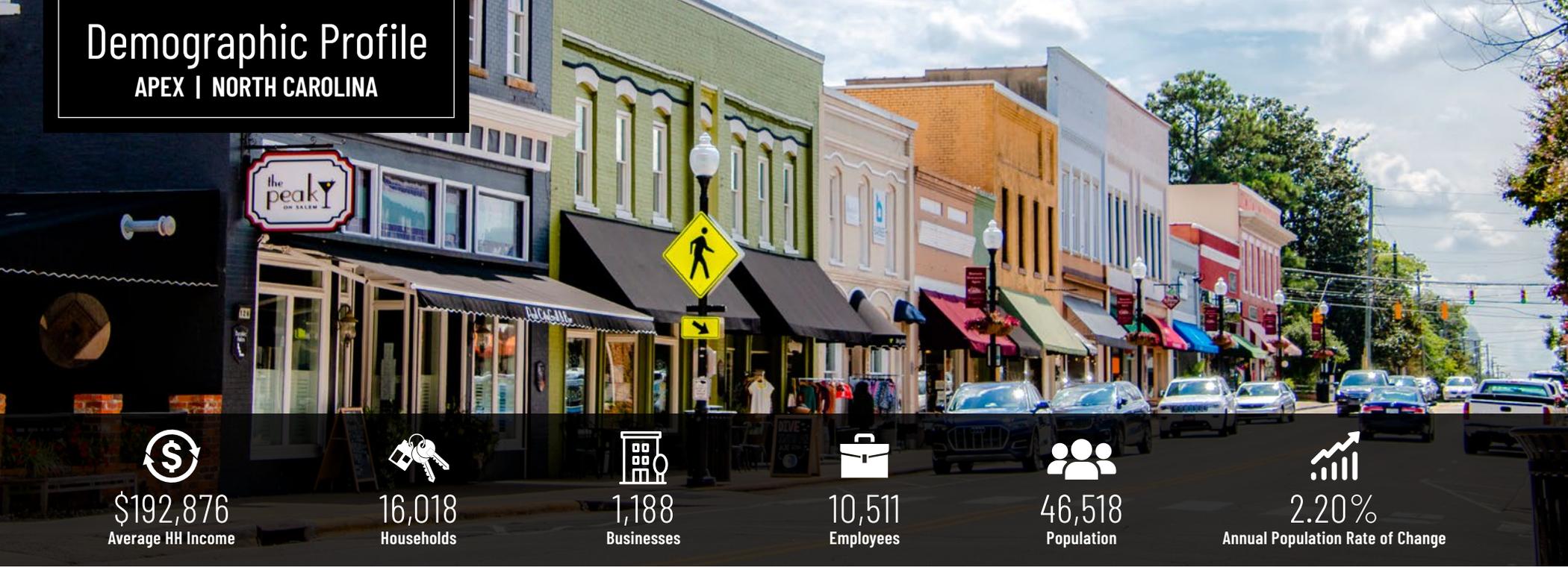
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Demographic Profile

APEX | NORTH CAROLINA




\$192,876
 Average HH Income


16,018
 Households


1,188
 Businesses


10,511
 Employees


46,518
 Population


2.20%
 Annual Population Rate of Change



	1 Mile	3 Mile	5 Mile
Population			
2025 Estimated Population	2,048	46,518	119,982
2030 Projected Population	2,290	52,619	133,790
Households			
2025 Estimated Households	594	16,018	42,037
2030 Projected Households	665	18,129	47,213
Household Income			
2025 Estimated Avg Household Income	\$219,297	\$192,876	\$187,661
Businesses			
2025 Total Businesses	25	1,188	3,237
2025 Estimated Total Employees	247	10,511	30,282

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