



**610 JONES FERRY RD STE 100**  
**Carrboro, NC 27510**

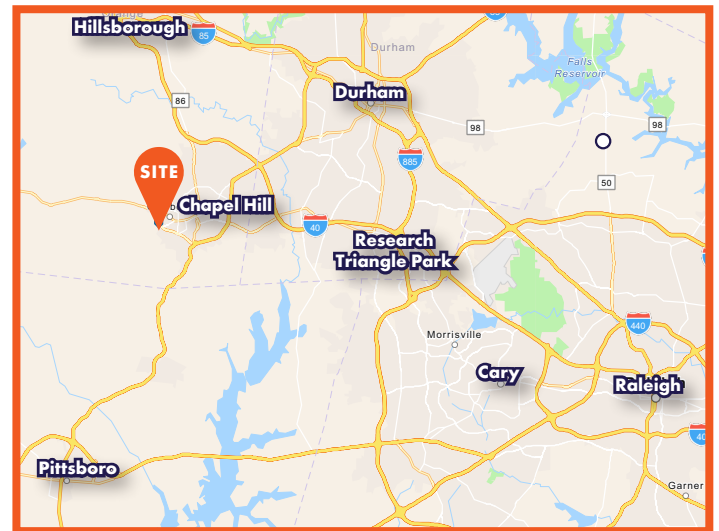
## SALE/LEASE INFORMATION

### Willow Creek Professional Center

<b>Available Condo</b>	Suite 100	±10,970 RSF
<b>Date Available</b>	Immediately	
<b>Frontage</b>	Jones Ferry Road, 11,000 AADT	
<b>Sale Price</b>	\$1,750,000.00	
<b>Lease Rate</b>	\$19.00/SF NNN	

## HIGHLIGHTS

- Located just off of NC Hwy 54 for easy access.
- Ideal medical office space.
- Potential to subdivide with 2 entrances already in place.
- Variety of restaurants and shopping nearby.
- Includes lab/R&D space.
- Features abundant storage and delivery access to parking lot.
- Large windows through for plentiful natural light.

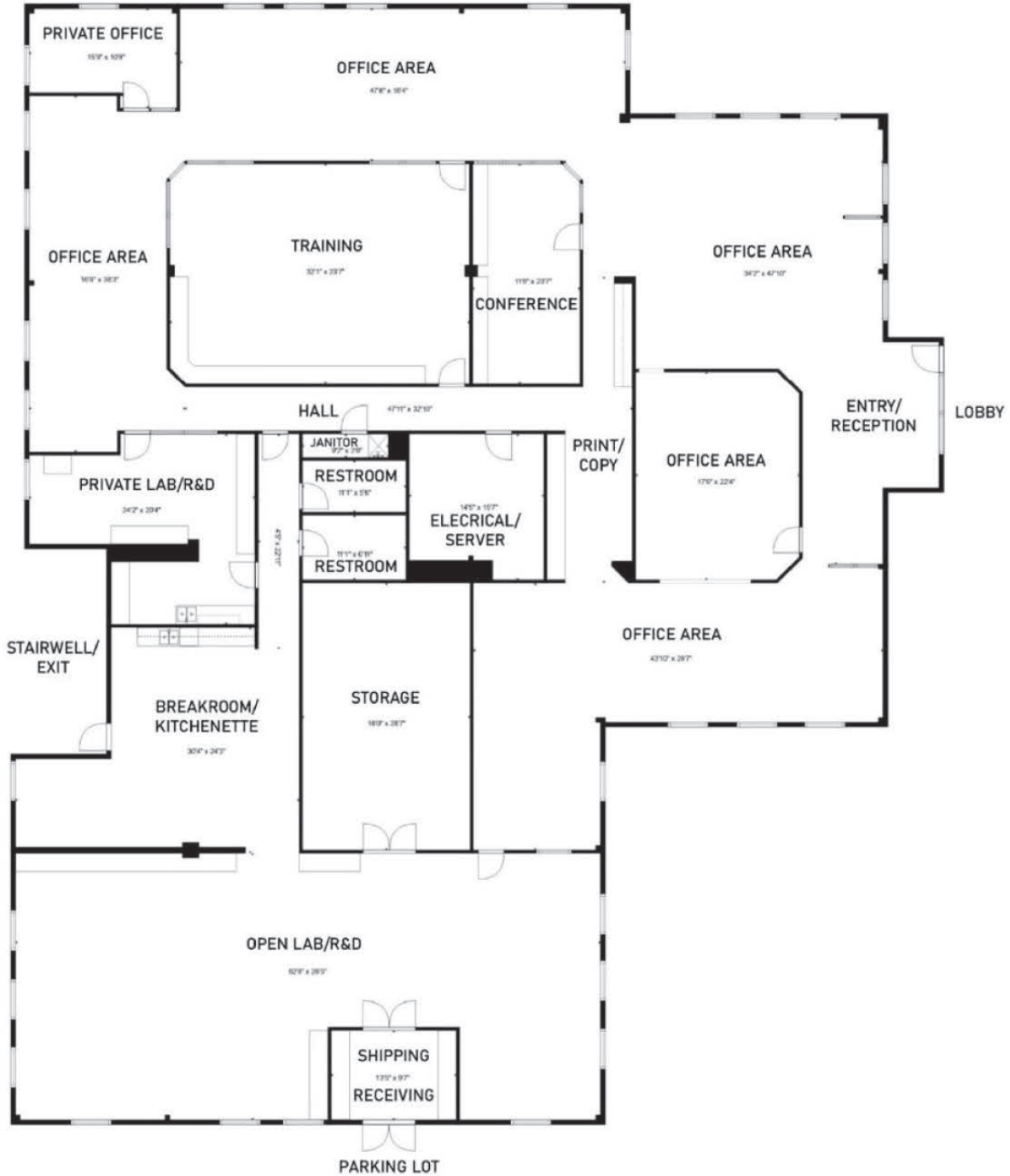


Willow Creek Professional Center is conveniently located on Jones Ferry Road just off of NC Hwy 54. Carrboro, Chapel Hill, and UNC Chapel Hill are within a few minutes drive.

DISCLAIMER: No warranty or representation, express or implied, is made to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by principals.

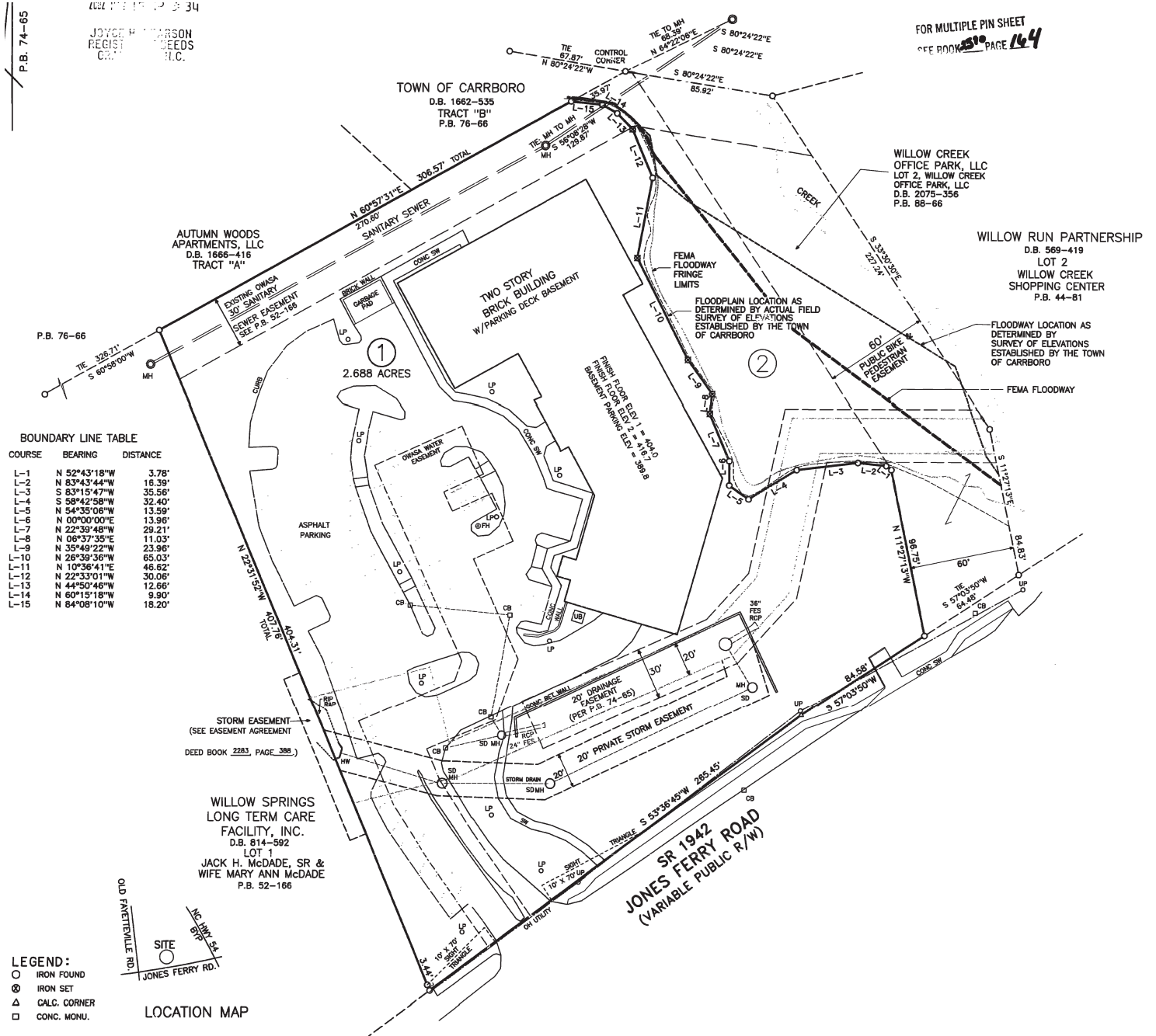


**FLOOR PLAN**



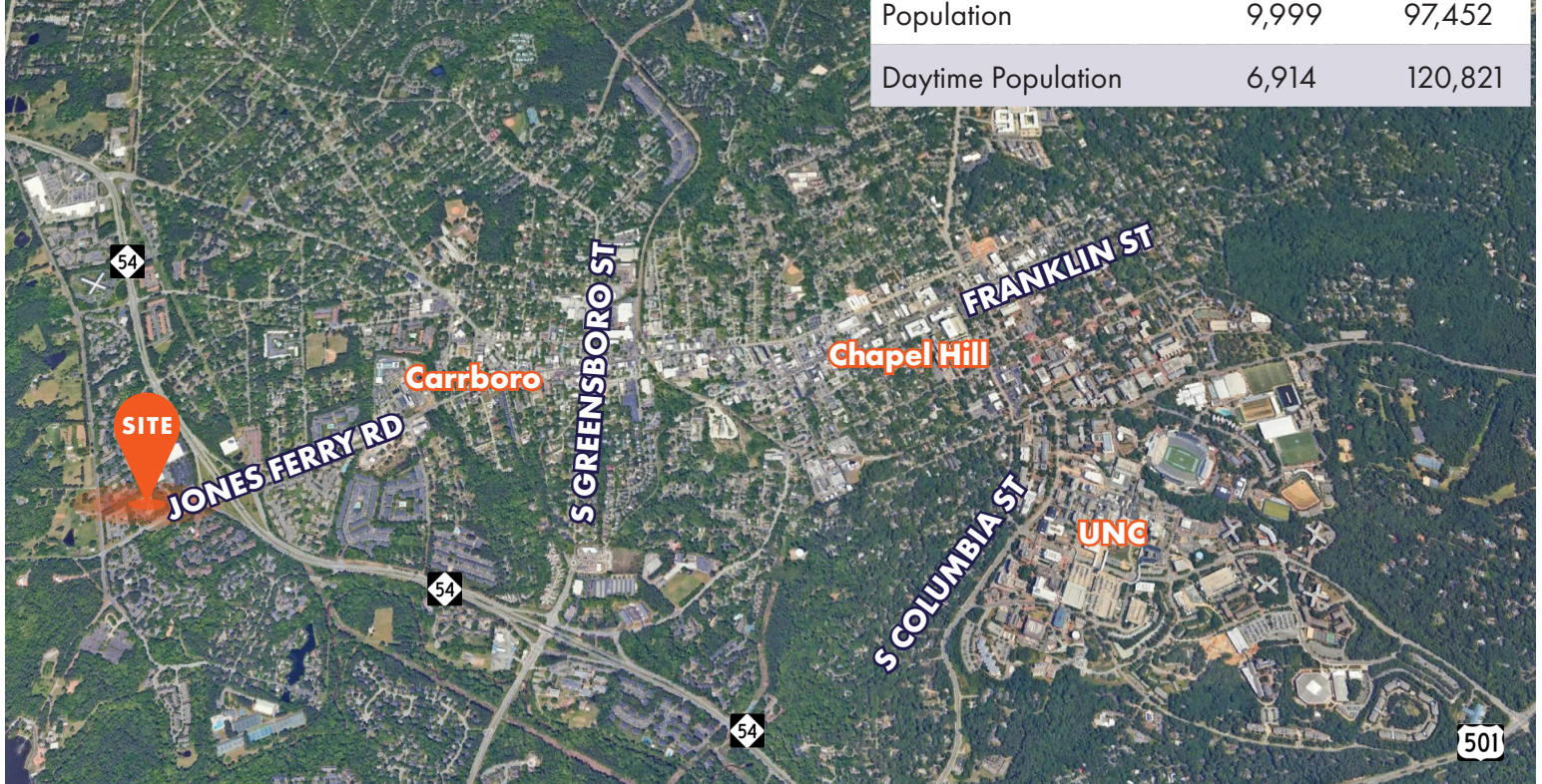


**Property Plat**





Location Map



	1-Mile	5-Mile
Population	9,999	97,452
Daytime Population	6,914	120,821

Demographics Source: stdb.com

**NEARBY ATTRACTIONS**

- Willow Creek Shopping Center
- University Lake
- Carrboro Plaza
- Franklin-Rosemary Historic District
- UNC Chapel Hill

**EASE OF ACCESS**

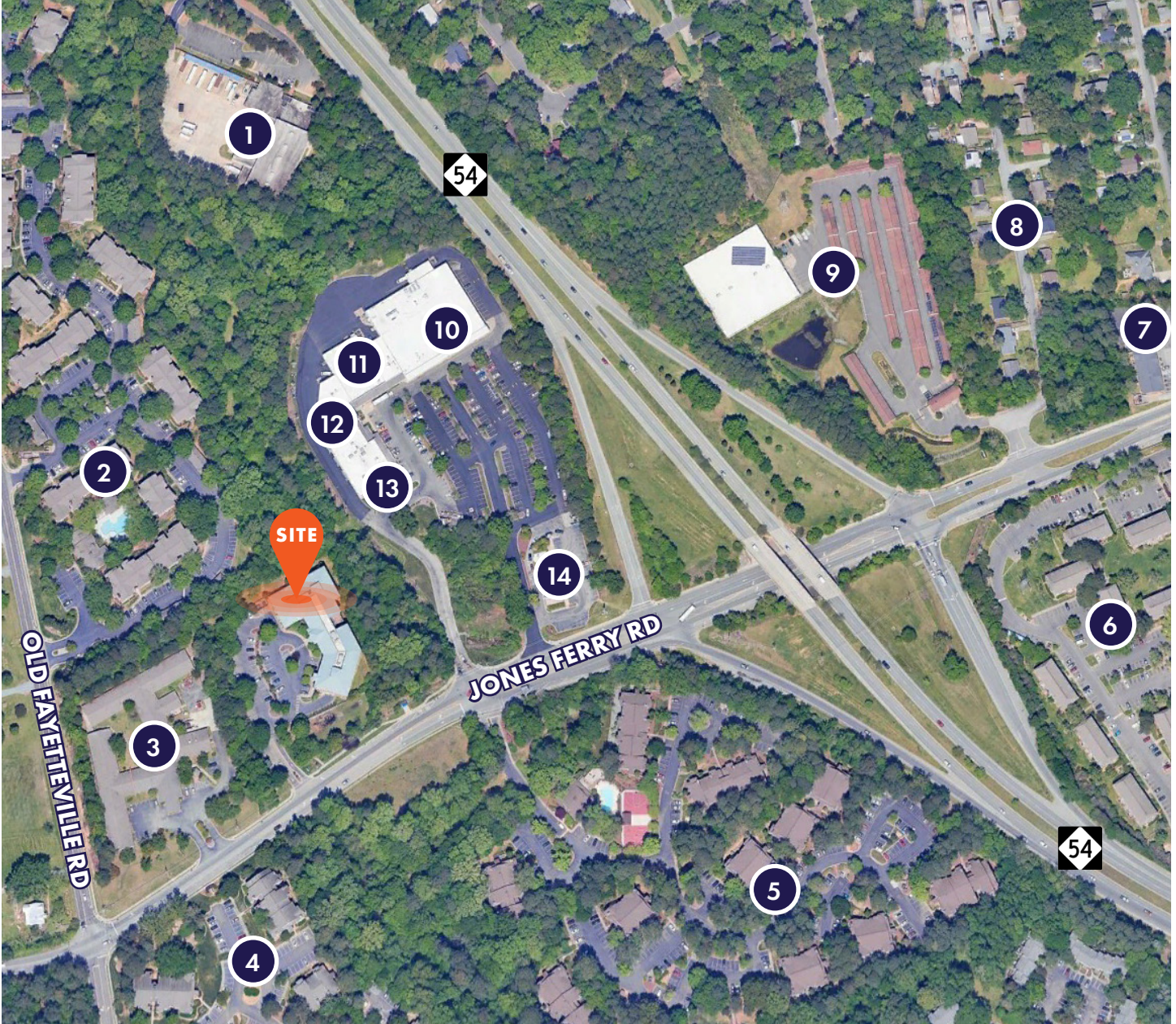
- NC Hwy 54 ±0.2 miles
- Carrboro ±1.1 miles
- Chapel Hill ±2.1 miles
- US Hwy 501 ±2.2 miles
- UNC Chapel Hill ±2.5 miles



Visit our website for more information.



Neighborhood Map



- |                                  |                              |                         |
|----------------------------------|------------------------------|-------------------------|
| 1. Messer                        | 6. Collins Crossing Apts     | 11. Walgreen's Pharmacy |
| 2. Autumn Woods Apts             | 7. Toledo's Taquiera         | 12. Subway              |
| 3. Cresnet Green Assisted Living | 8. Single Family Residential | 13. Hong Kong Chinese   |
| 4. Poplar Place Apts             | 9. Public Storage            | 14. Burger King         |
| 5. Ashbrook Apts                 | 10. Food Lion                |                         |

## Property Photos

