



FAMOUS FINGERZ & SAUCES

127

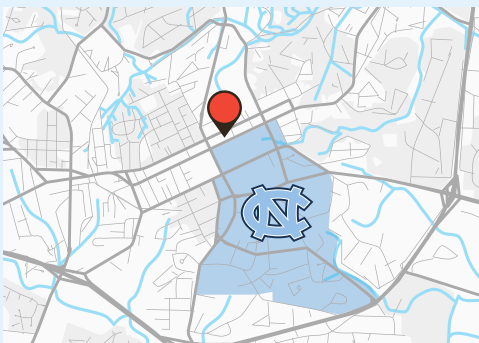
E. FRANKLIN STREET

**SECOND GENERATION
RESTAURANT SPACE
FOR SUBLEASE**

BROKER

JAMES TROXLER

jamestroxler@yorkproperties.com
919.645.2771



UNIQUE OPPORTUNITY

±2,140 sf of retail space in Downtown Chapel Hill



EXCELLENT VISIBILITY

Prime positioning on UNC's Franklin Street

york

ADDRESS

2108 Clark Avenue, Raleigh, NC 27605

ONLINE

www.yorkproperties.com · @yorkproperties1

127

E. FRANKLIN STREET



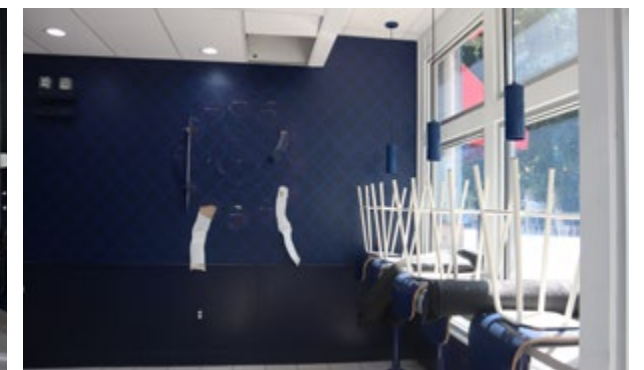
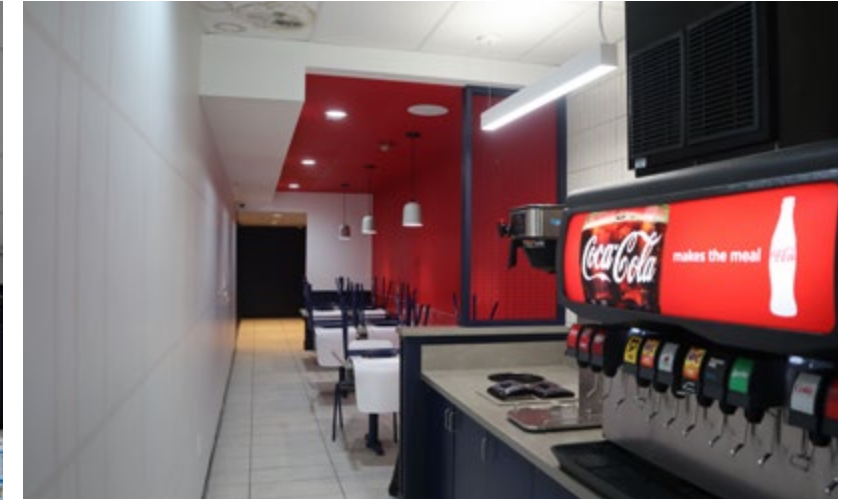
PROPERTY HIGHLIGHTS

- Short walk from UNC-Chapel Hill campus
- Numerous parking decks located within walking distance
- In the middle of Franklin St. restaurants and shopping

±2,140 SF

\$44.00 PSF | NNN
LEASE RATE

INTERIOR PHOTOS



york

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CHAPEL HILL ACCOLADES

#3 BEST SUBURB FOR YOUNG PROFESSIONALS IN NC

Niche March 2026

#5 BEST PUBLIC UNIVERSITY (UNC)

US News & World Report · September 2020

#7 BEST VALUE COLLEGES (UNC)

Princeton Review · April 2021

#9 BEST PLACE TO LIVE IN NC

Niche · January 2026

#5 BEST AMERICAN SMALL TOWNS FOR THE ARTS

24/7 Tempo · 2022

#2 BEST CITY FOR COLLEGE BASKETBALL FANS

WalletHub · March 2020

CITY PROFILE

\$51,406

Est. Per Capita
Income

18.5 min.

Average Commute
Time

\$85,989

Median Household
Income

21,189

Number of
Households

\$1,613

Median Gross
Rent

\$614,000

Median House
Value

25.8

Median Age

63,565

Total Population

127 E. FRANKLIN STREET, DEMOGRAPHICS



MILE RADIUS

1

3

5



POPULATION

20,855

73,090

115,647



HOUSEHOLDS

5,859

28,856

47,872



HOUSEHOLD
INCOME

\$95,950

\$151,508

\$162,565



DAYTIME
POPULATION

11,958

35,033

49,232



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