



# 1140 KILDAIRE FARM ROAD

CARY, NC

OFFICE SPACE FOR LEASE  
OFFERING DRIVE -THRU

Up to  $\pm$  3,222 SF

**york**

LISTING BROKER

**Judson McMillan** · 919.645.2764

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# PROPERTY DETAILS

1140 Kildaire Farm Rd, Cary, NC 27511

## AVAILABILITY

**Suite 101: ± 2,065 SF**

**Suite 102: ± 1,157 SF**

Can be combined for a total of ± **3,222 SF**

## LEASE RATE

\$23.50 PSF | Full Service

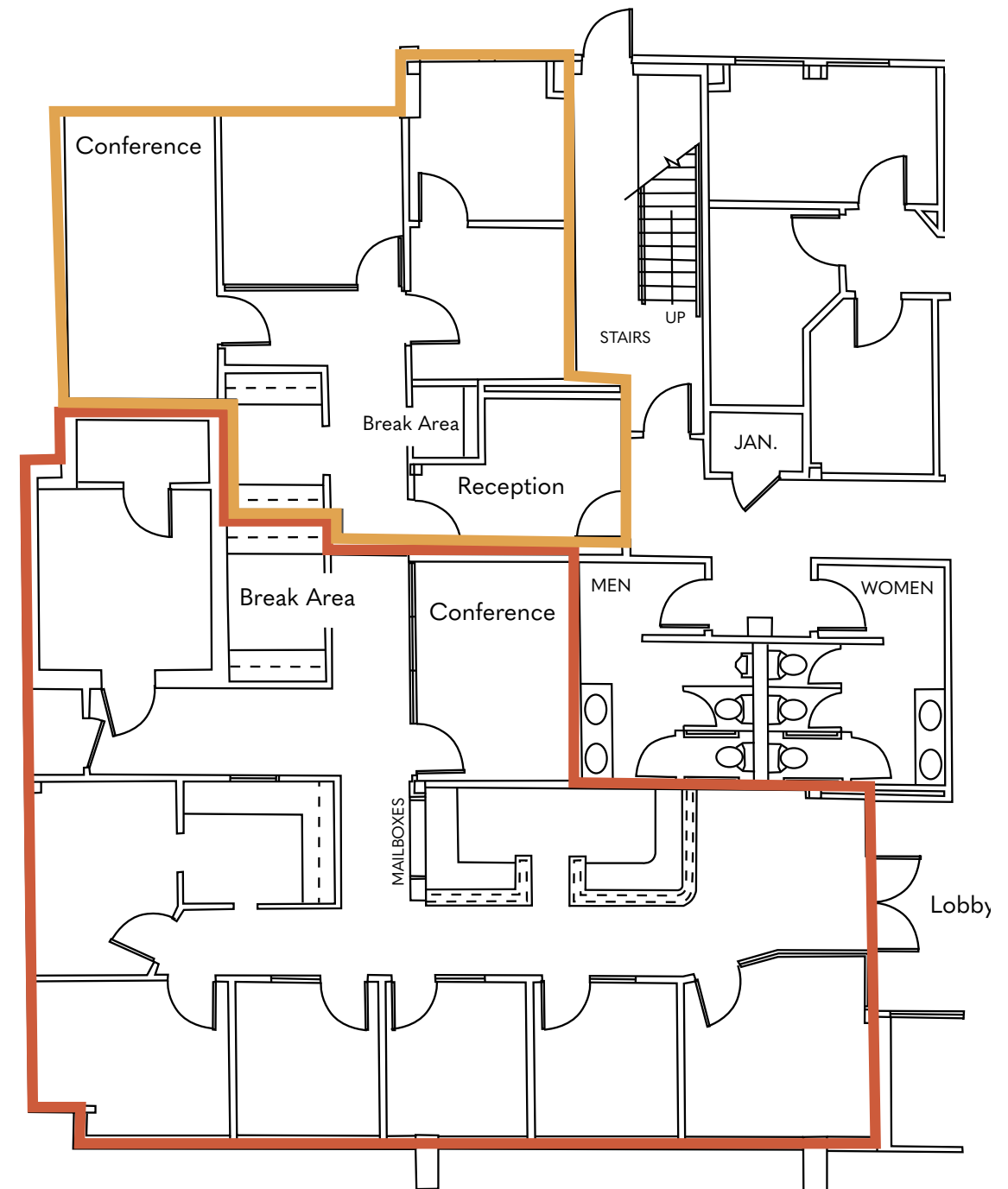
## DETAILS

- Formerly a bank space offering drive-thru window option and excellent visibility
- Most recently a real estate office
- Desirable first-floor suites directly off the lobby
- Drive-thru available
- Building signage may be available for qualified Tenant
- On-site property management
- Elevator-served building
- Ample surface parking
- Located along main Cary artery Kildaire Farm Rd.
- Within a vibrant community of medical, office, and retail spaces, offering convenient access to US-1, I-40, downtown Cary and the Triangle area

**SUITE 102**  
± 1,157 SF →

**SUITE 101**  
± 2,065 SF →

Drive-Thru  
Lanes



Front of Building - Kildaire Farm Road





**DOWNTOWN RALEIGH**  
20 min drive from site

440

40

64

HOLLY SPRINGS ROAD

SW CARY PARKWAY

WALNUT STREET

KILDAIRE FARM ROAD

**1140 KILDAIRE FARM ROAD**

**FENTON**

- Superica
- M Sushi
- Club Pilates
- Lululemon
- Dram & Draught
- Colletta
- Crawford Brothers
- Williams Sonoma



**DOWNTOWN CARY**  
5 min drive from site

**CROSSROADS PLAZA**

- Target
- Chick-Fil-A
- Noodles & Co.
- Cava
- Home Goods
- Panera Bread
- Chipotle
- Olive Garden
- Marshalls
- Total Wine



**SHOPPES AT KILDAIRE FARM**

- Trader Joe's
- Staples
- Aldi
- Great Clips
- Barns and Noble
- Cha House
- Sassool
- Massage Envy



**WAVERLY PLACE**

- Whole Foods
- Chick-fil-A
- Two Roosters
- Corepower
- Famous Toastery
- Shake Shack
- Gonza Tacos y Tequila
- Chicken Salad Chick





# ABOUT THE PROPERTY

1140 Kildaire Farm Rd, Cary, NC 27511

Positioned in a highly accessible neighborhood, 1140 Kildaire Farm Rd offers easy connectivity to major highways, public transportation, and nearby amenities, ensuring convenience for your team and visitors. This office space offers a unique feature - a convenient drive-thru window, making it an ideal choice for banks seeking accessibility and versatility.

Situated in a high-traffic area, the property benefits from excellent visibility and easy access, surrounded by a mix of retail, dining, and residential developments. Its central location ensures proximity to major thoroughfares, providing seamless connectivity to the greater Cary and Raleigh areas. This property is perfect for businesses looking to combine professional office space with customer-friendly amenities. Don't miss the opportunity to elevate your business. Schedule a tour at 1140 Kildaire Farm Rd today!

## 2025 DEMOGRAPHICS REPORT

### Population



| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 10,070 | 78,208  | 191,171 |

### Average Household Income

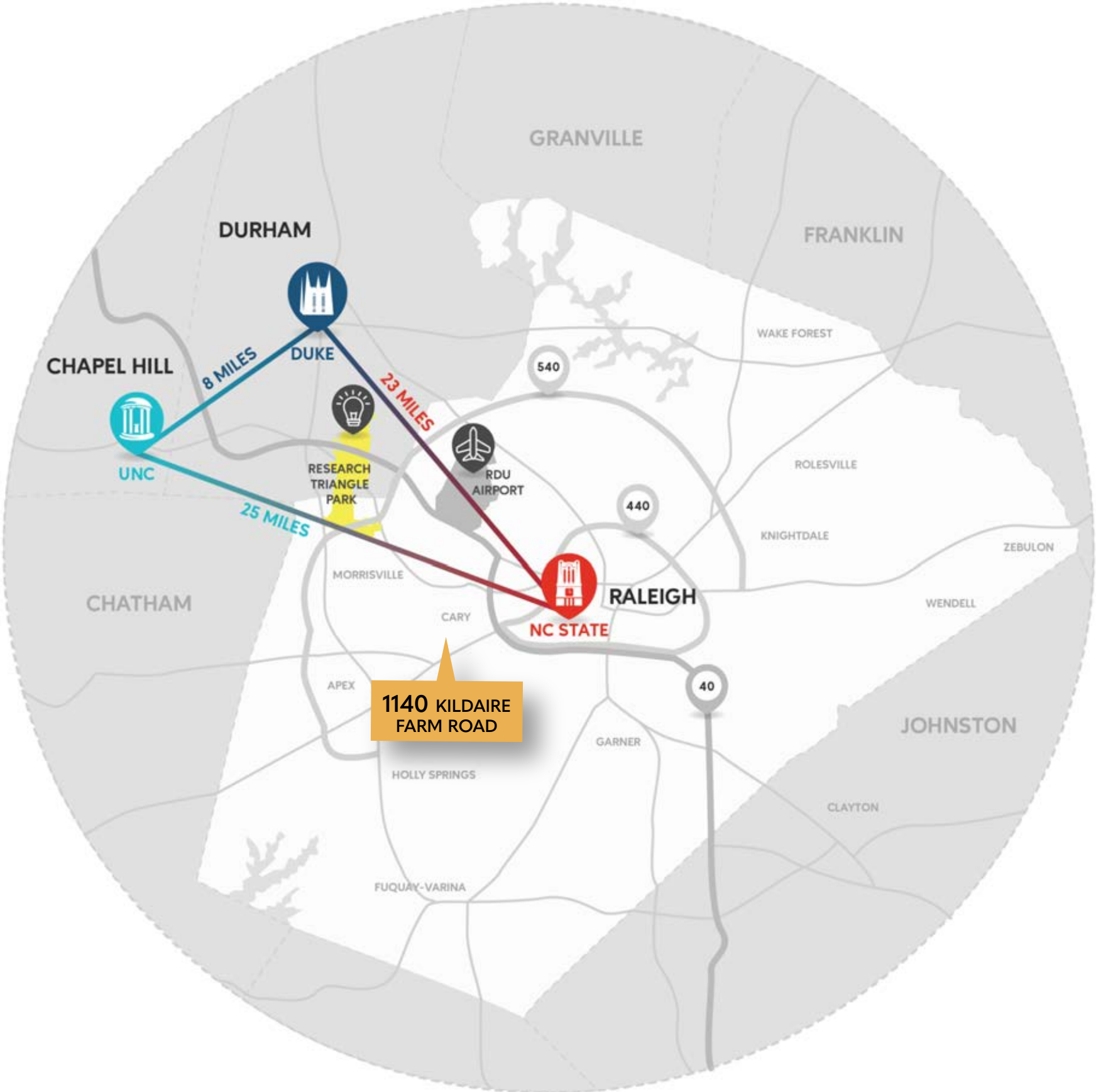


| 1 Mile    | 3 Miles   | 5 Miles   |
|-----------|-----------|-----------|
| \$101,165 | \$113,890 | \$133,977 |

### Employees

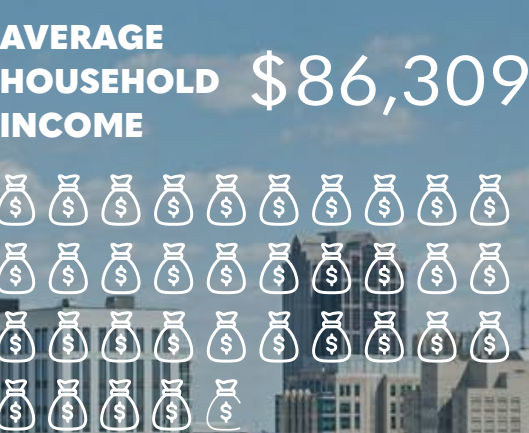
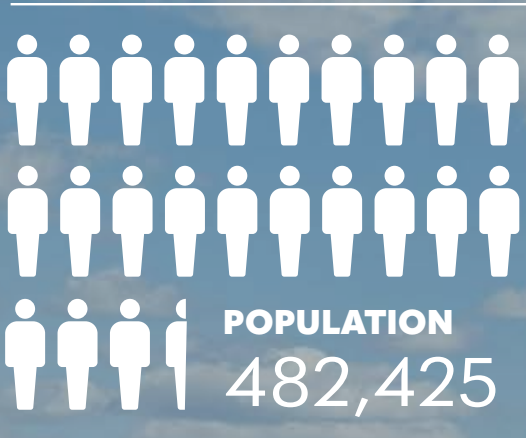


| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 9,262  | 41,962  | 106,665 |

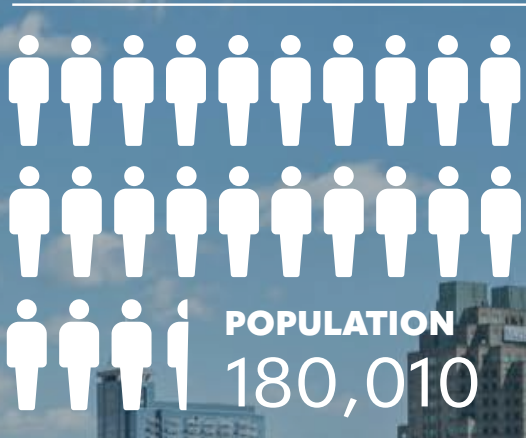




# RALEIGH, NC | CITY PROFILE



# CARY, NC | CITY PROFILE



## ACCOLADES

**#1** Best Performing City for Economic Growth - 2025 Milken Institute

**#3** Best State Capital to Live In 2025 WalletHub

**#1** Most Livable City 2024 Far & Wide

**#3** Fastest Growing City for Construction - 2025 CoreLogic

**#1** Best Performing Large Metro Area 2025 Milken Institute

**#7** Fastest Growing Cities in the US 2025 U-Haul Annual Growth Report



# 1140 KILDAIRE FARM RD

## LEASING

Judson McMillan

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919 645 2764

## MARKETING

Gardenia Buendia

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## YORK PROPERTIES

Brokerage · Property Management · Security

Maintenance · Association Management · Construction

Landscaping · Accounting

## ADDRESS

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Raleigh, NC 27605

## ONLINE

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