



# 1140 KILDAIRE FARM ROAD

CARY, NC

OFFICE SPACE FOR LEASE  
OFFERING DRIVE - THRU

Up to ± 3,222 SF

York

LISTING BROKER

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# PROPERTY DETAILS

1140 Kildaire Farm Rd, Cary, NC 27511

## AVAILABILITY

**Suite 101:  $\pm 2,065$  SF**

**Suite 102:  $\pm 1,157$  SF**

Can be combined for a total of  $\pm 3,222$  SF

## LEASE RATE

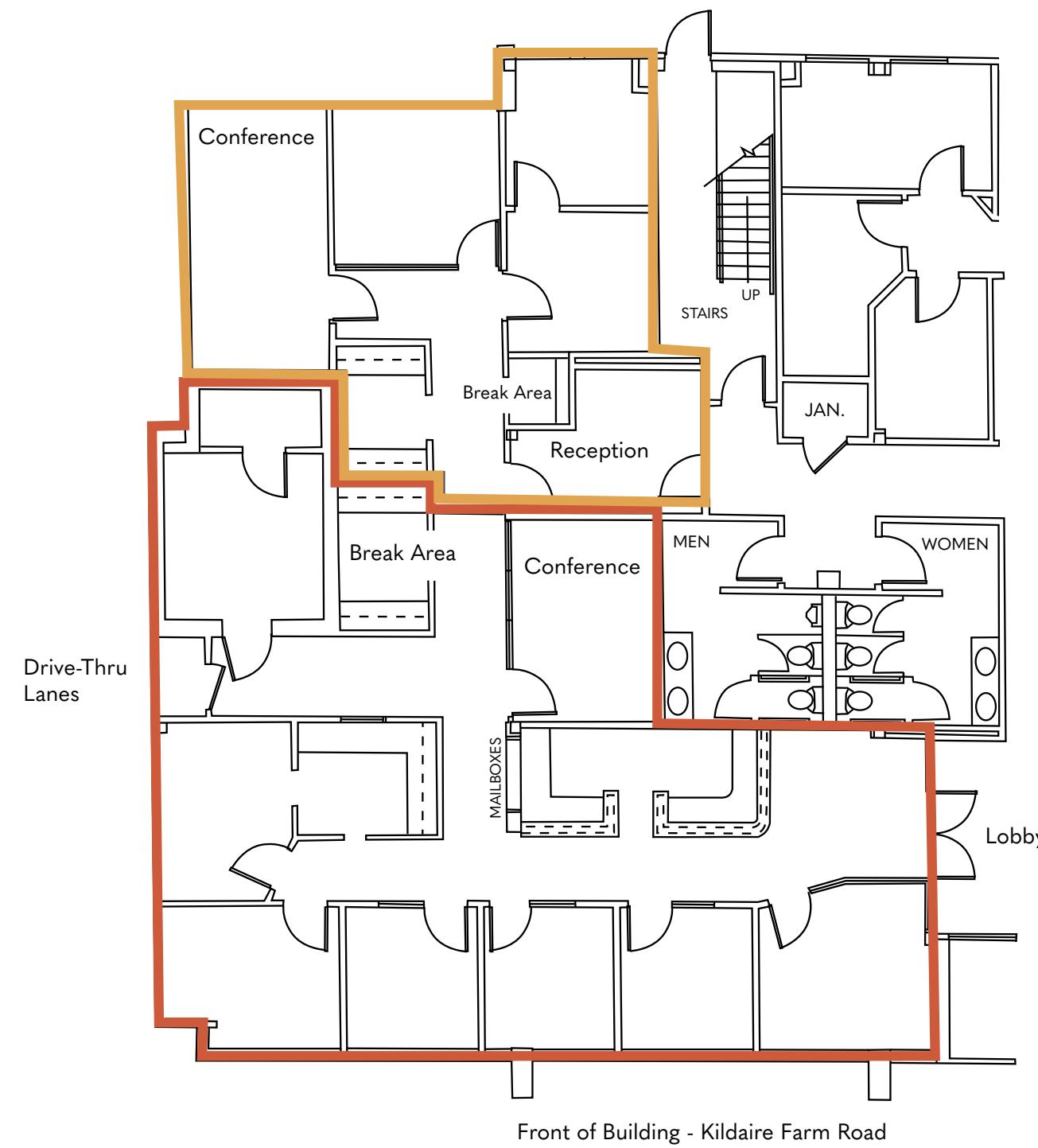
\$23.50 PSF | Full Service

## 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, 1-40, downtown Cary and the Triangle area

**SUITE 102  
 $\pm 1,157$  SF** →

**SUITE 101  
 $\pm 2,065$  SF** →





# 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
<b>10,070</b>	<b>78,208</b>	<b>191,171</b>

### Average Household Income

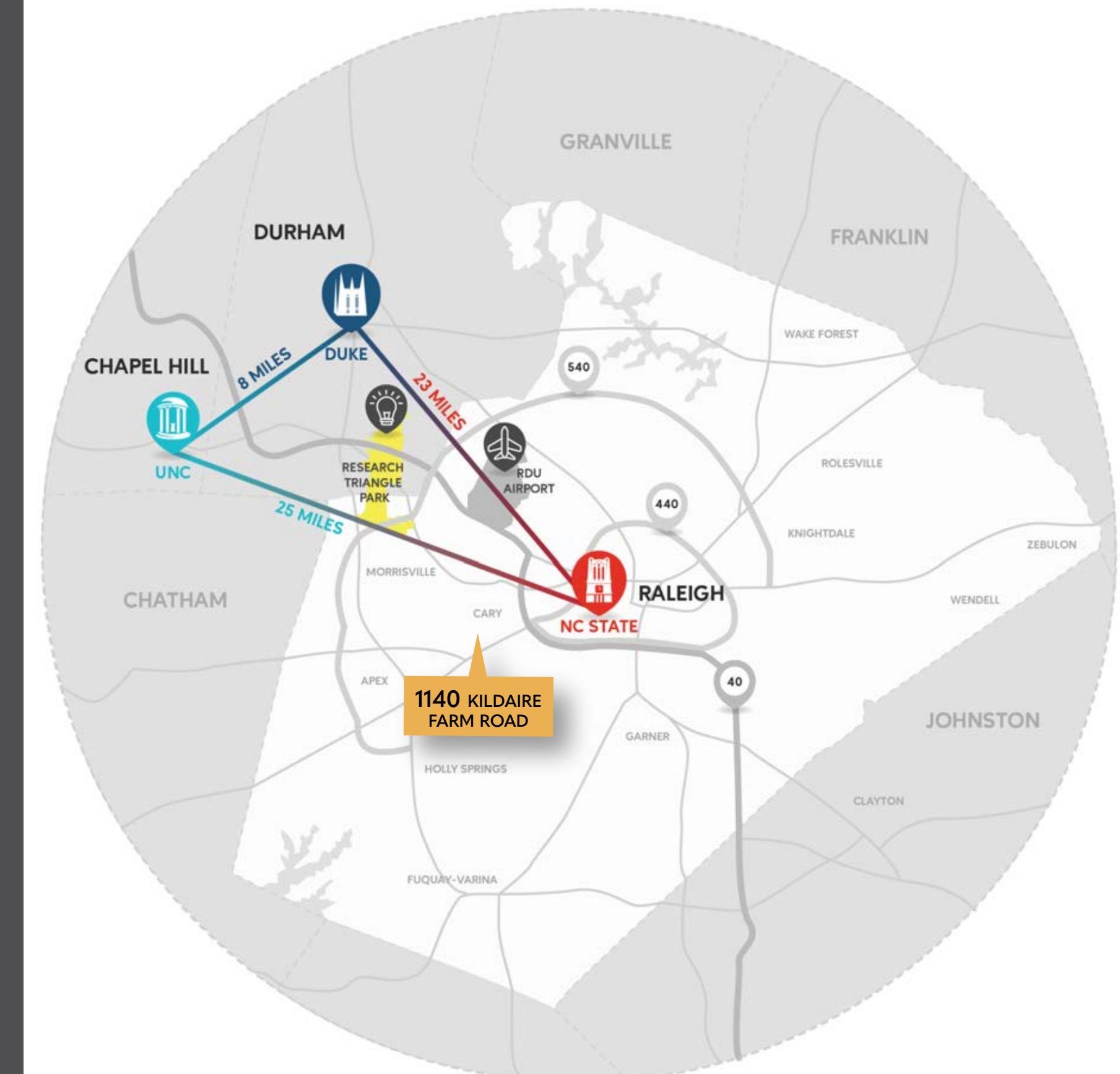


1 Mile	3 Miles	5 Miles
<b>\$101,165</b>	<b>\$113,890</b>	<b>\$133,977</b>

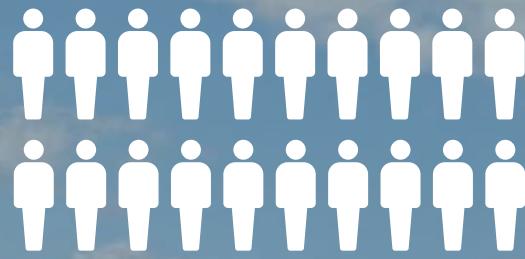
### Employees



1 Mile	3 Miles	5 Miles
<b>9,262</b>	<b>41,962</b>	<b>106,665</b>



## RALEIGH, NC | CITY PROFILE



PEOPLE  
PER  
SQUARE  
MILE  
3,228.1

POPULATION  
482,425

MEDIAN  
PROPERTY VALUE  
\$445,500

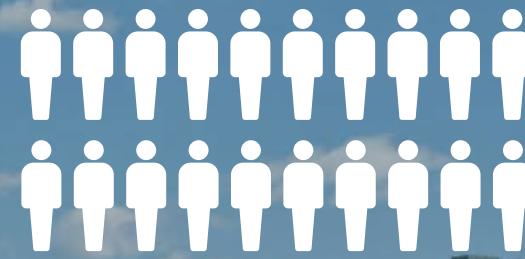
MEDIAN AGE  
34.9

AVG. COMMUTE  
23.6 MIN

AVERAGE  
HOUSEHOLD  
INCOME  
\$86,309



## CARY, NC | CITY PROFILE



PEOPLE  
PER  
SQUARE  
MILE  
2,950

POPULATION  
180,010

MEDIAN  
PROPERTY VALUE  
\$625,000

AVG. COMMUTE  
22.7 MIN

AVERAGE  
HOUSEHOLD  
INCOME  
\$129,399



## 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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## 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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