

ALEXANDER OFFICE PARK

7780 BRIER CREEK PARKWAY

PREMIER OFFICE CONDO FOR SALE
IN RALEIGH'S BRIER CREEK

SALES AGENT

JOHN KERR

johnkerr@yorkproperties.com
919.645.2766

york



York Properties is pleased to bring to market 7780 Brier Creek Parkway Suite 300 for sale. This spacious office condominium is a rare investment opportunity located within the prestigious Alexander Office Park, right in the heart of one of Raleigh's most desirable business corridors.

The suite offers modern construction, private offices, conference rooms, a break area and more. With easy access to I-540 and Highway 70, professionals and visitors alike can enjoy a quick commute around the Triangle.

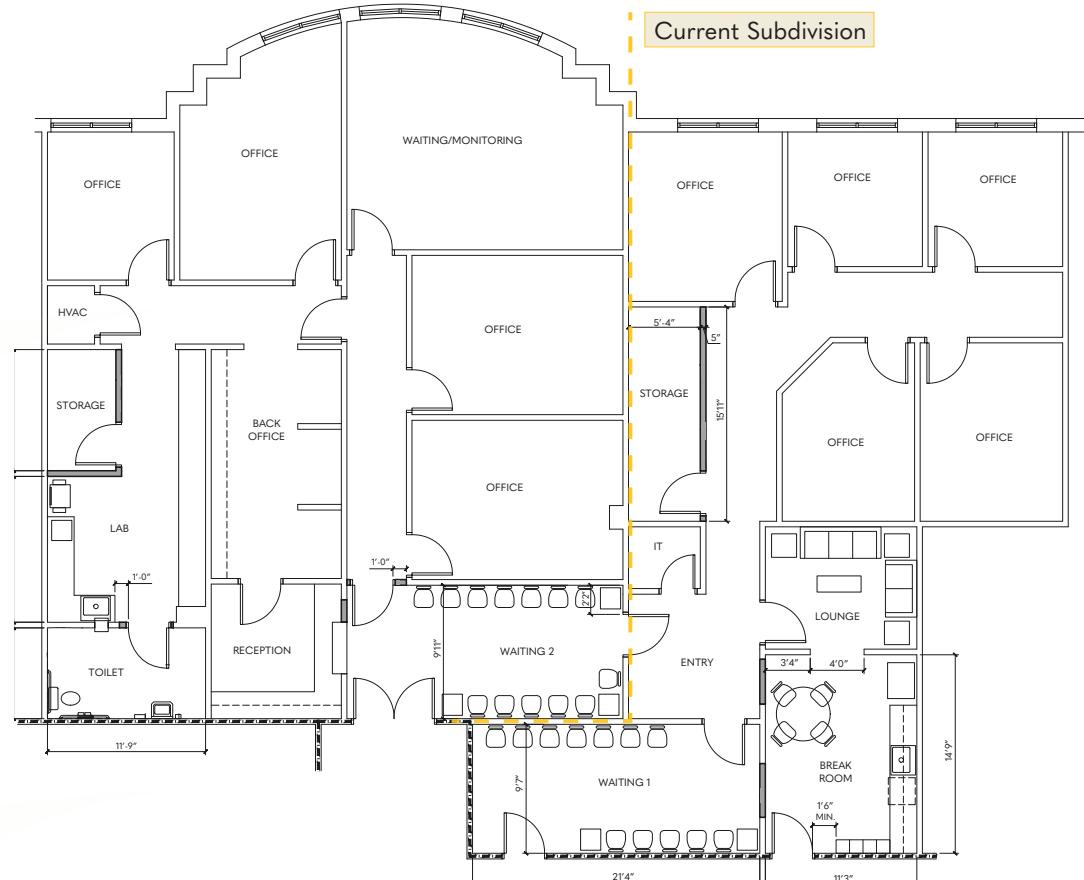
SUITE 300 HIGHLIGHTS

Price:
\$1,295,000

Assocation Dues:
\$4,916.05 per quarter

Rentable SF:
±4,355 SF

Suite Features:
9 Offices
Waiting Room
Reception Area
2 Storage Rooms
Break Area
Conference Rooms



PROPERTY DETAILS

Address: 7780 Brier Creek Pkwy. Ste. 300
Raleigh, NC 27617

Available Space: ± 4,355 SF (Rentable SF)
± 3,691 SF (Usable SF)
Can be subdivided

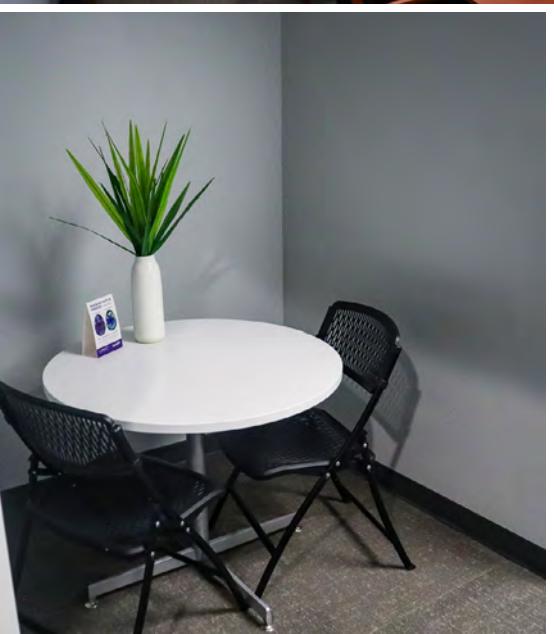
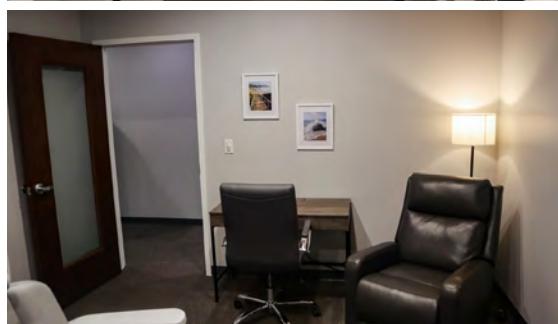
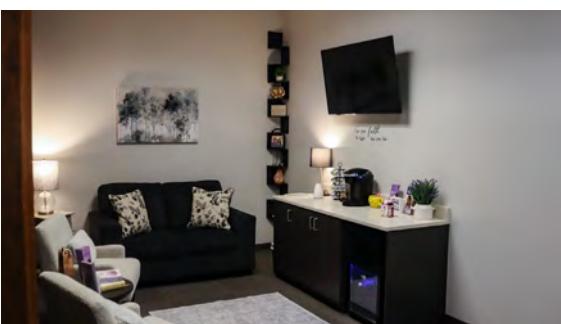
Building Features: Class A Office • Modern Lobby with Elevators • Common bathrooms on each floor

Price: \$1,295,000

Association Dues: \$4,916.05/quarter

Year Built: 2006

Parking: 3.27/1,000 SF





Brier Creek is a premier master-planned, mixed-use development spanning over 2,000 acres. The vibrant, upscale community offers a wealth of shopping, dining, and entertainment options—including The Shoppes at Brier Creek or Alexander Place—alongside a variety of retail, residential, and hospitality options within one mile. The blend of accessibility, amenities, and prestige makes it one of the Triangle's most sought-after business corridors.



The Crest at Brier Creek Apartments

272 Units

Alexander Place



The Crossings at Alexander Place

300 Units

TW Alexander Dr.

SITE

The Cambridge at Brier Creek

195 Units

The Shoppes at Brier Creek



Ashley Park Apartments

374 Units

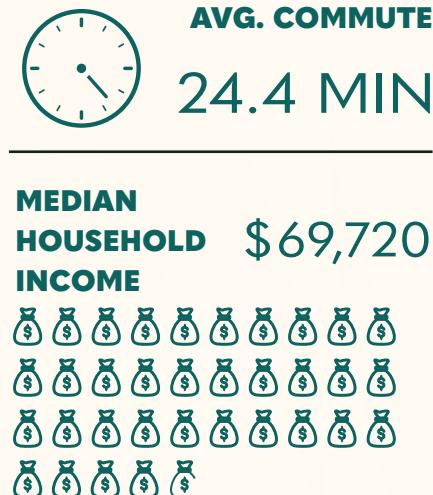
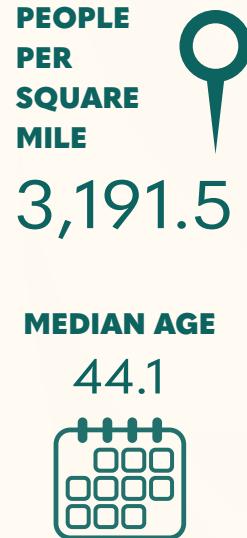
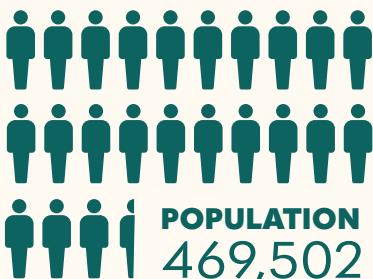


The Corners at Brier Creek



RALEIGH, NC

CITY PROFILE



2025 DEMOGRAPHICS REPORT

Population		
1 Mile	3 Miles	5 Miles
10,153	42,989	95,996
Average Household Income		
1 Mile	3 Miles	5 Miles
\$140,585	\$155,853	\$158,199
Employees		
1 Mile	3 Miles	5 Miles
5,9750	23,117	60,094

ACCOLADES

#1 Best-Performing Large Metro Area
2025 Milken Institute

#3 Fastest-Growing U.S. City for
Construction - 2025 CoreLogic

#3 Best State Capital to Live In
2025 WalletHub

#4 Best Cities for Headquarters
2025 Triangle Business Journal

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

#9 Best Large Cities to Start a Business
2025 WalletHub