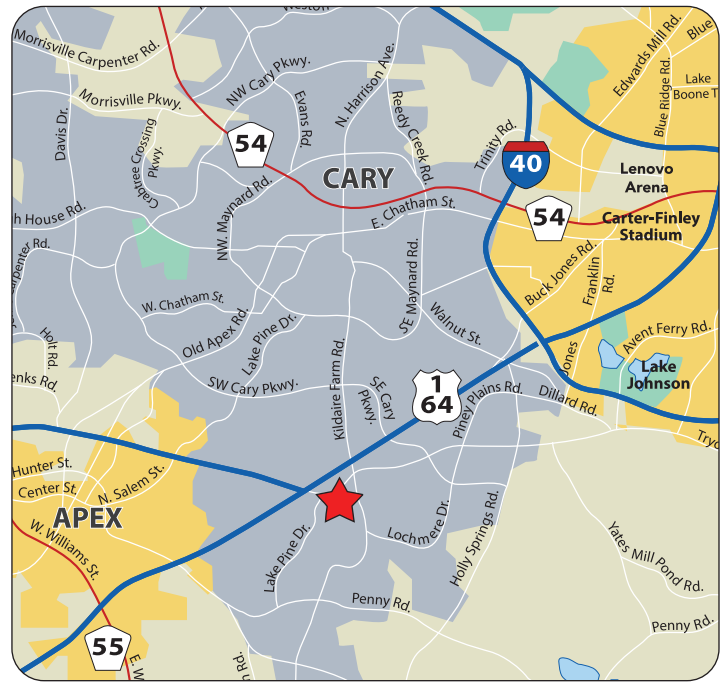


# SINGLE-STORY FLEX SPACE AVAILABLE FOR LEASE CARY, NC



### PROPERTY OVERVIEW

- Suite 150: 4,986 SF
- 20 parking spaces | 4:1000 SF
- Currently in soft shell condition and suitable for a variety of uses including office, life science, research & development, lab, and more
- TIA available \$50 PSF
- Within 5 minutes of Koka Booth Amphitheatre, WakeMed, Waverly Place, MacGregor Village & luxury apartments, fine and casual dining, and other lodging and retail destinations
- Located directly off US-1 and US-64, and within Regency Park
- Rental rate: \$20.50 PSF



2024 Demographics	1 Mile	3 Miles	5 Miles
Population	4,090	57,561	165,424
Avg. HH Income	\$179,061	\$162,271	\$145,366

**For more information contact:**  
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