



GREENWOOD COMMONS



PRESENTED BY:



JOHNNY WEHMANN

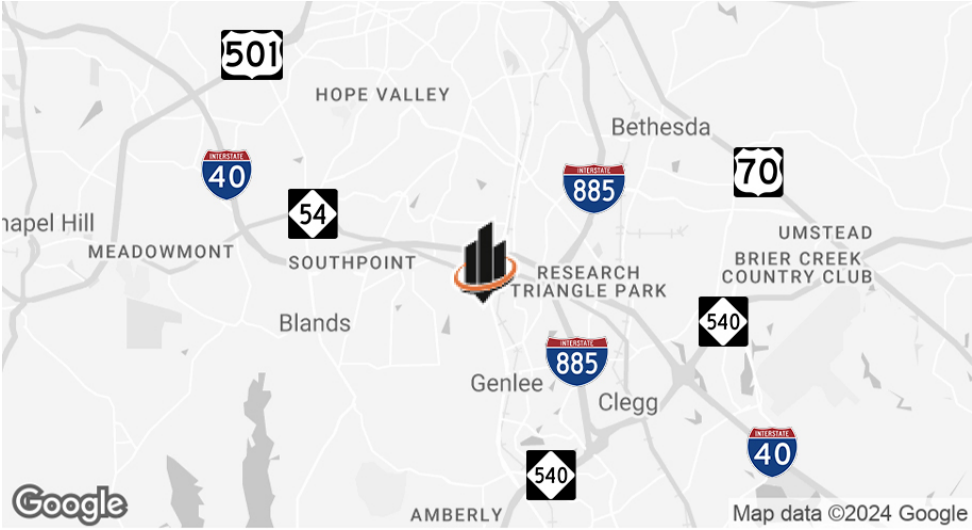
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FOR LEASE

5410 NC-55 HWY

DURHAM, NC 27713

PROPERTY SUMMARY



OFFERING SUMMARY

TOTAL SF:	±71,839 SF
AVAILABLE SUITES:	One
AVAILABLE SF:	±1,550 SF
LOT SIZE:	±11 Acres
ZONING:	Commercial Center (CC)
AERIAL TOUR VIDEO:	View Here

PROPERTY OVERVIEW

SVN | Real Estate Associates is **pleased to present retail space for lease at Greenwood Commons** in Durham. Ideally positioned minutes from I-40 and adjacent to RTP, this ±71,839 SF center benefits from high visibility and steady traffic (±28,000 daily traffic count) at a signalized intersection.

With a diverse lineup of established restaurants and retailers including **a brewery, fitness studio, coffee shop, and more, Greenwood Commons draws steady foot traffic** from surrounding neighborhoods and RTP commuters. Recent renovations make this an attractive, move-in-ready opportunity for retailers seeking a vibrant and growing community.

PROPERTY HIGHLIGHTS

- New corner gas station c-store adds additional customer draw
- Recent renovations include fresh paint, new parking lot, and updated signage

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PROPERTY PHOTOS



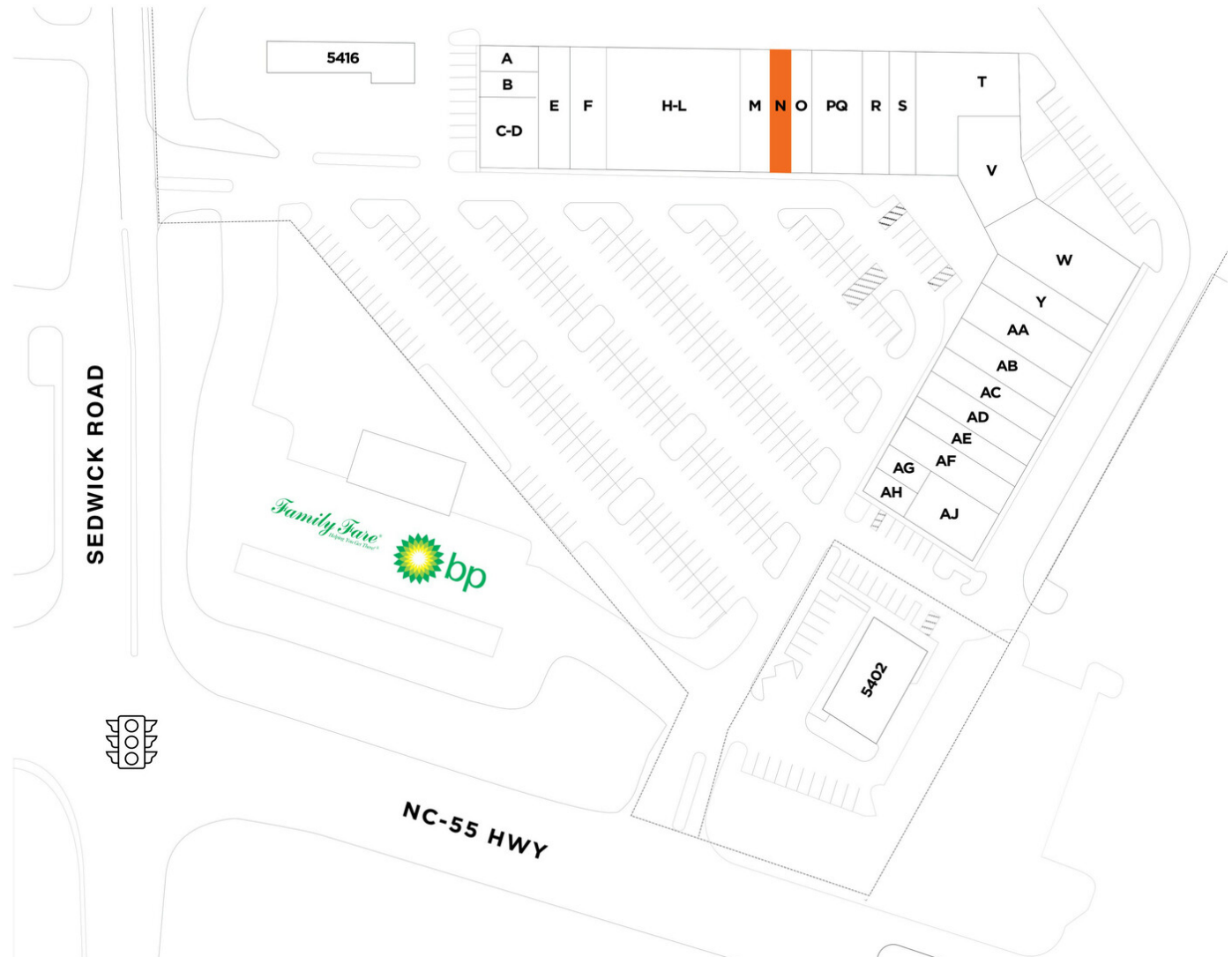
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TENANT LIST

AA-AB	Burn Boot Camp
AC	Oppang K-Pop Store
AD	Li Beaute Haus
AE	Mia the Handmaiden (nail salon)
AF	Sisters Coffee & Books
AG	Circle Cuts
AH	Shostyle (tailor & fabrics)
AJ	True Flavors Cafe & Catering
A	Covenant Creations Flowers
B	Puppy Love Pet Grooming
C-D	Active Word Church
E	Santi Hardwood Floors
F	Thai Star
H-L	Tandoor Restaurant
M	R3 Wellness
N	AVAILABLE
O	Sarah's Empanadas
PQ	Benetis
R	Regional Finance
S	Cloud Vape Lounge
T	Seasons at Tandoor (event space)
V	The Glass Jug
W	3 Sisters Embroidery
Y	Lin's Dim Sum
5402	SpeedDee Oil Change & Auto Service
5416	AutoRama Car Wash



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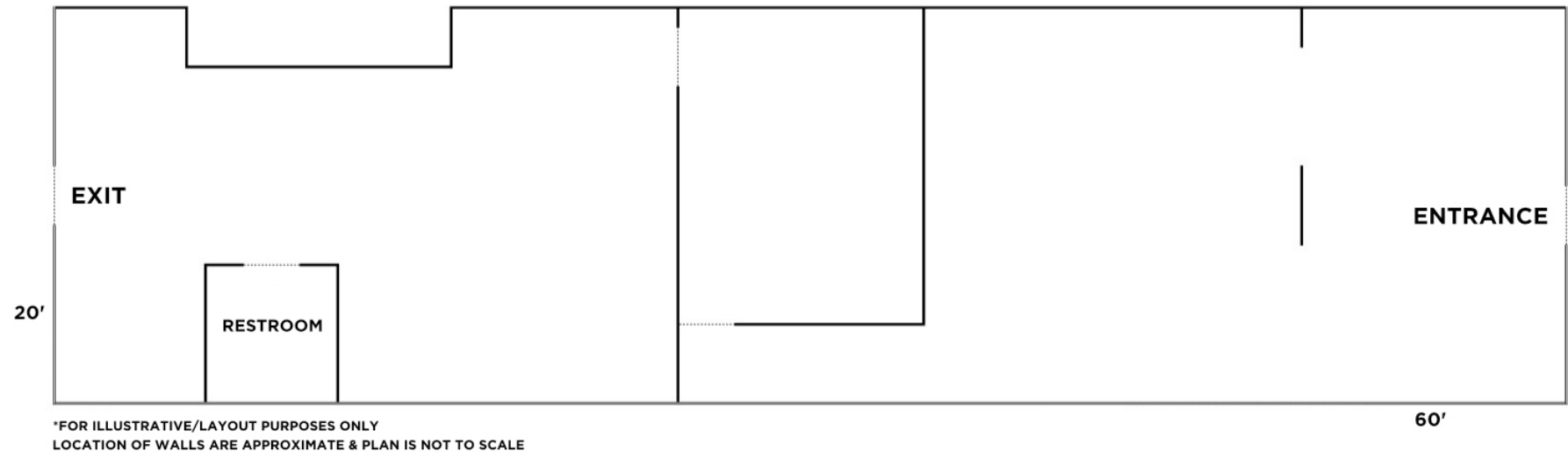
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SUITE N OVERVIEW



DESCRIPTION

This ±1,550 SF in-line suite is currently vacant and available for lease. Tenant Improvement Allowances (TIA) may be available for qualifying tenants. Storefront signage opportunity available directly above the suite.

SUMMARY

SUITE SIZE:	±1,550 SF
AVAILABILITY:	Immediate
LEASE RATE/TYPE:	Negotiable (NNN)



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RETAILER & PROXIMITY MAP



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Local Expertise.
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