

**301 E Chapel Hill St.**  
Durham NC 22701

**For Lease**



## Property Overview and Area Description

**Lease Rate: Call for pricing**

Prime retail space available at a premier corner in the City Center District of Downtown Durham NC. This 1910 historic building is being renovated and will have up to two retail spaces available soon. First and second floor space available with a roof-deck. High Traffic area popular with Duke University students and young professionals, surrounded by multiple employment, lodging & eating venues. Surrounded by multiple large employers, lodging and entertainment venues.

### Contact Information :

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Phone : (919) 830-7184



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## Property Details

- ❖ **Historic Site located in the Heart of Downtown Durham**
- ❖ **On-Street and Deck Parking available**
- ❖ **Full Renovation will be commencing soon**
- ❖ **Adjacent to the Marriott. Surrounded by other hotels including the Durham Hotel, the 21C Museum Hotel, and the Unscripted Hotel**
- ❖ **Convenient to Duke University, American Tobacco Campus Duke Clinical Research Institute, American Underground and Hwy 147 (Durham Freeway)**
- ❖ **Close proximity to multiple entertainment venues including the Carolina Theatre, The Convention Center, Durhams Bulls Park, Durham Performing Arts Center (DPAC) & Duke Clinical Research Institute**
- ❖ **Walking Score of: **96** (Walker's Paradise) supporting many successful local and regional businesses**

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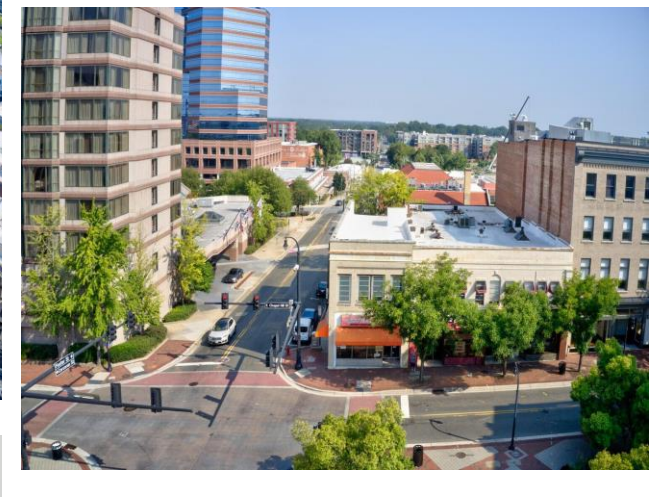
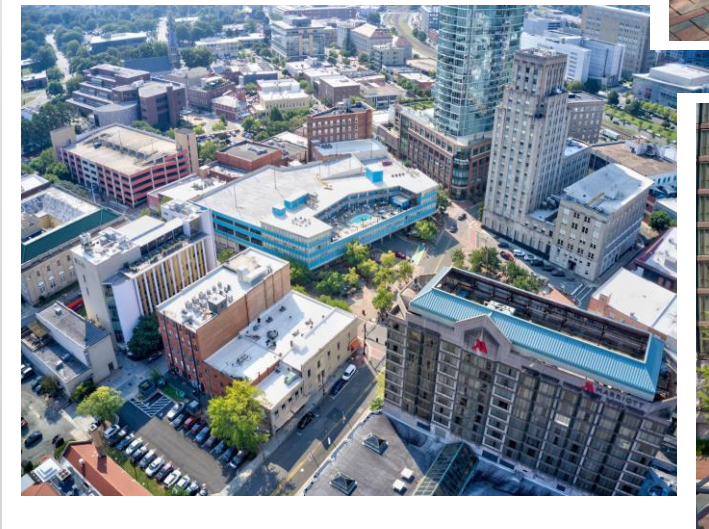
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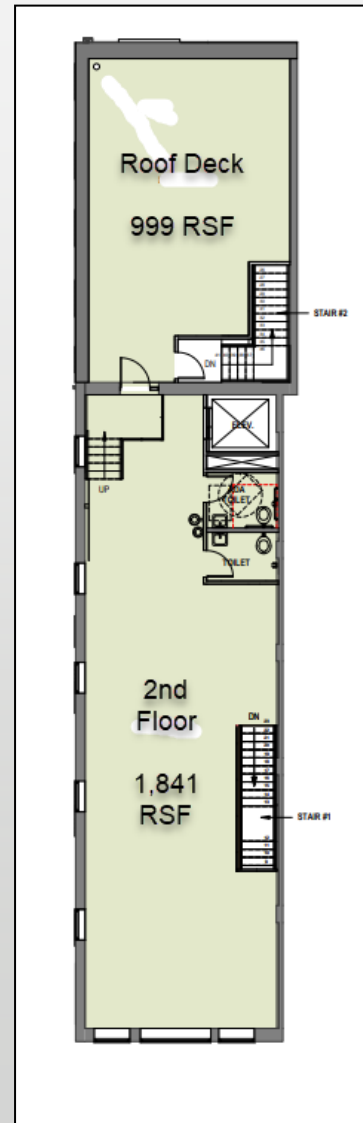
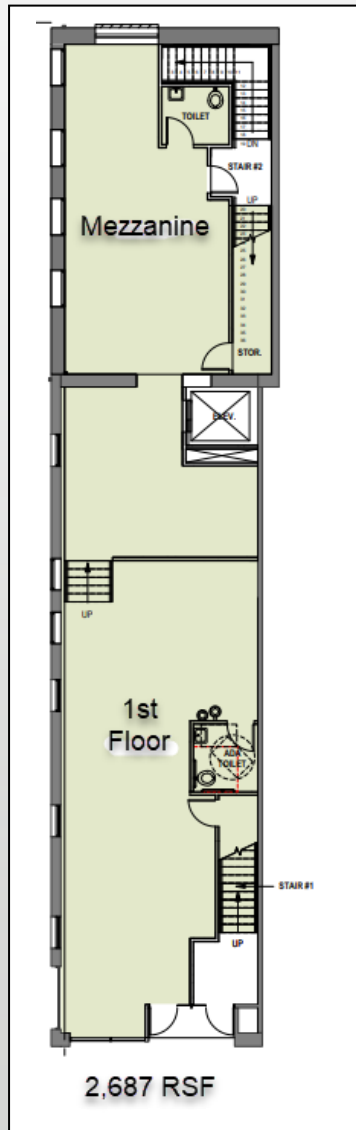
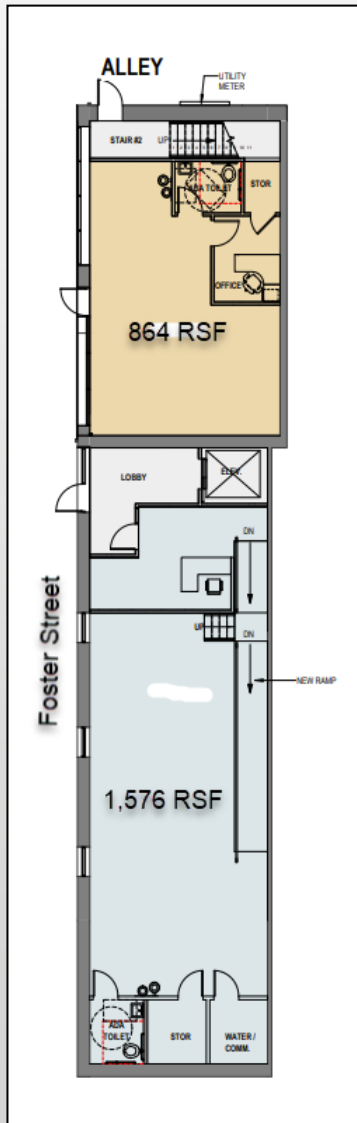
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**Floor Plans**



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## Demographics

	1 Mile	3 Miles	5 Miles
Population	17,648	94,997	197,318
Avg. HH Income	\$101,723	\$82,372	\$91,507
No. of Businesses	1,544	4,348	7,453
No. of Employees	19,372	68,093	104,157
Daytime Population	32,773	139,411	235,576



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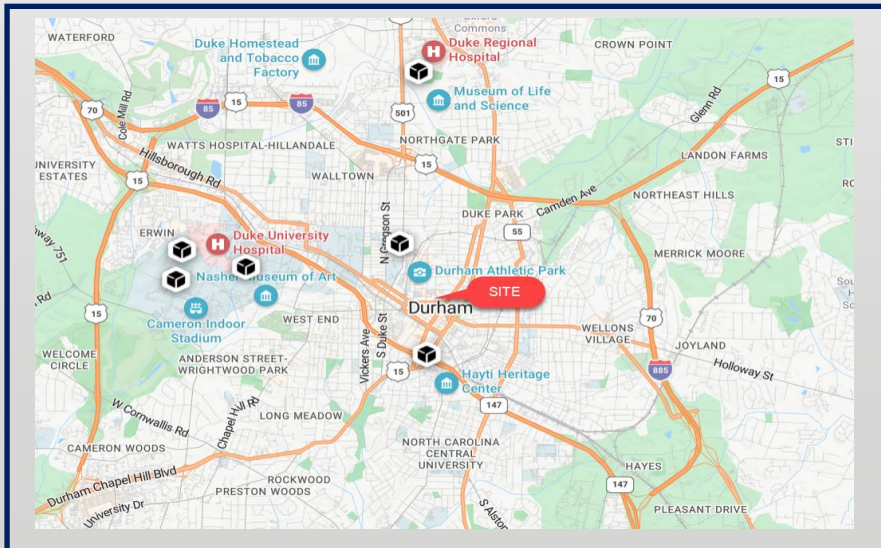
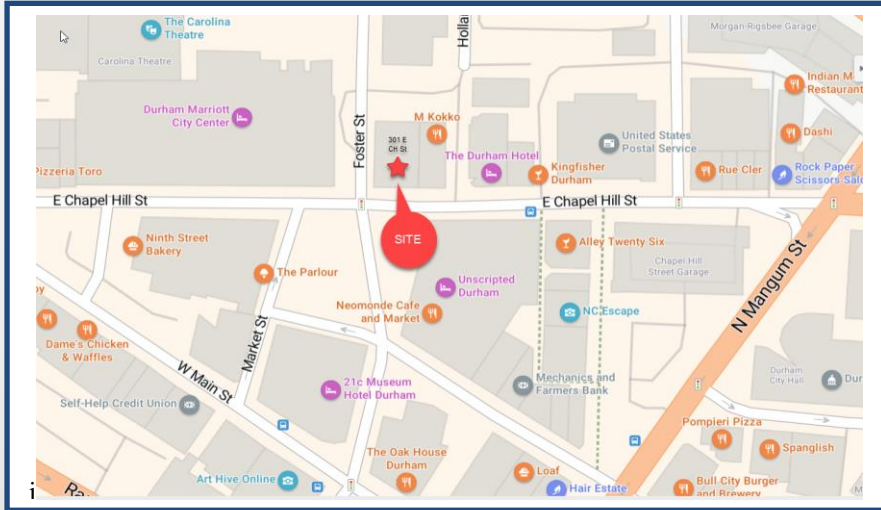
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### Vicinity Maps



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