



O'Reilly AUTO PARTS

US

EAST

REACT

REACT

4011

capital boulevard

RETAIL SPACE
FOR LEASE

Tarrymore Square in Raleigh

LEASING AGENT

JAMES TROXLER

jamestroxler@yorkproperties.com

LOCATION

4011 Capital Blvd
Raleigh, NC 27604

york

YORK PROPERTIES

2108 Clark Avenue
Raleigh, NC 27605
919.821.1350

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@yorkproperties1



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PROPERTY FEATURES

- LOCATED IN NORTH RALEIGH ON CAPITAL BLVD A LITTLE OVER ONE MILE NORTH OF I-440 AND A LITTLE OVER TWO MILES SOUTH OF I-540
- TRAFFIC COUNTS EXCEEDING 75,000 CPD MAKE THIS ONE OF THE BUSIEST RETAIL CORRIDORS IN WAKE COUNTY
- GREAT PROXIMITY TO NORTH RALEIGH AND INSIDE BELTLINE COMMUNITIES

AVAILABILITY:

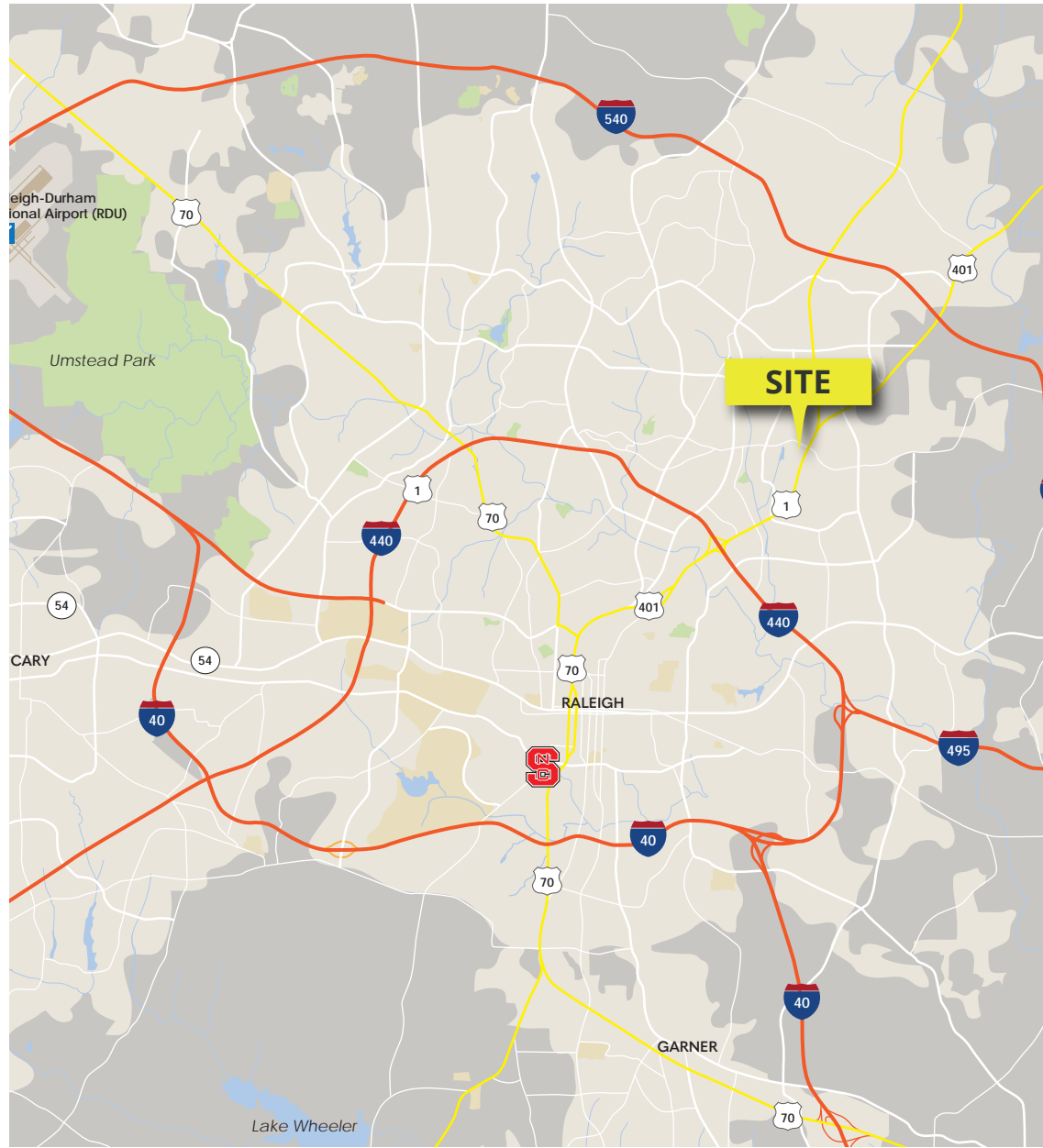
SUITE 141 +/- 11,044 SF

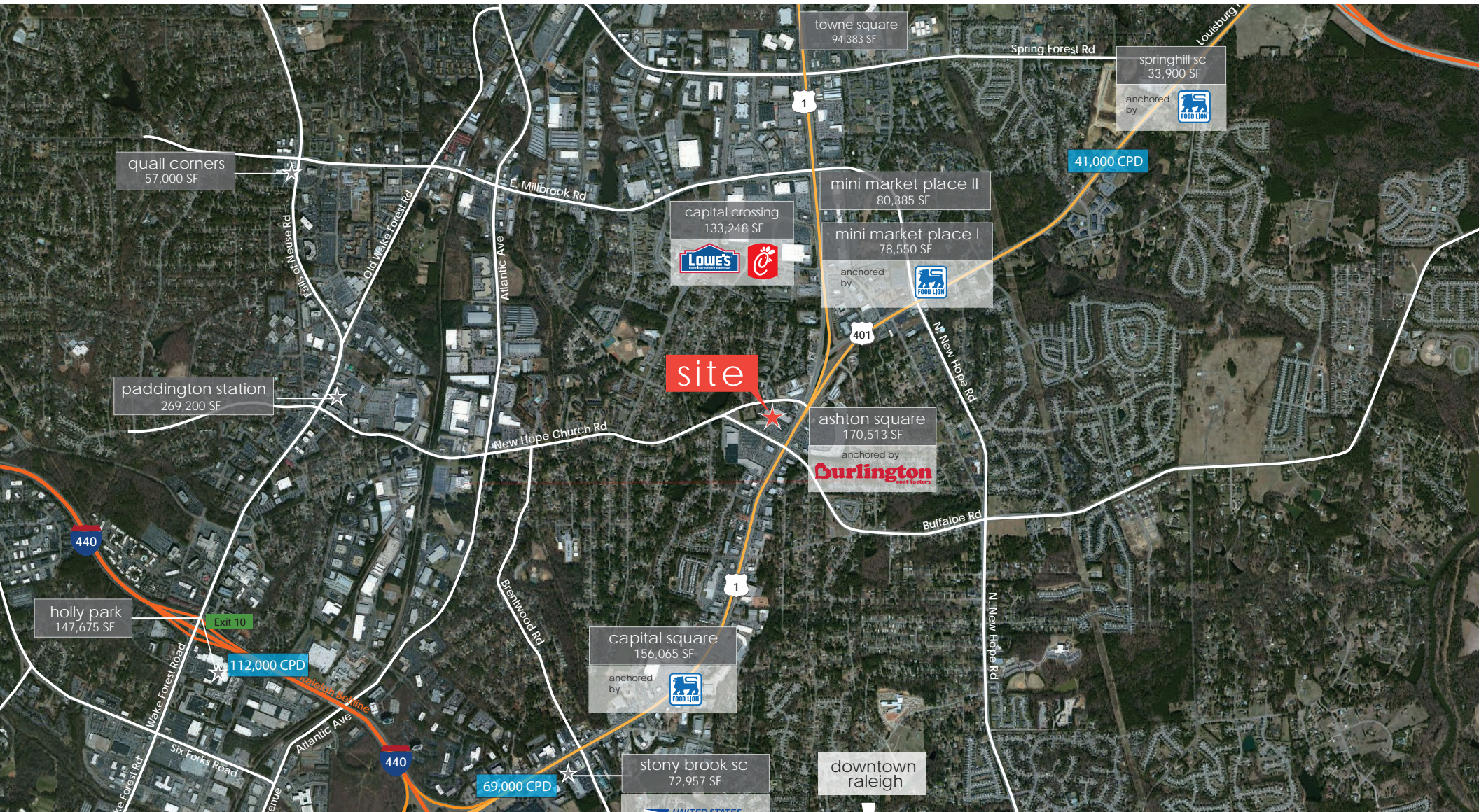
RATE:

\$12.50 PSF/NNN

TICAM:

\$4.15 PSF



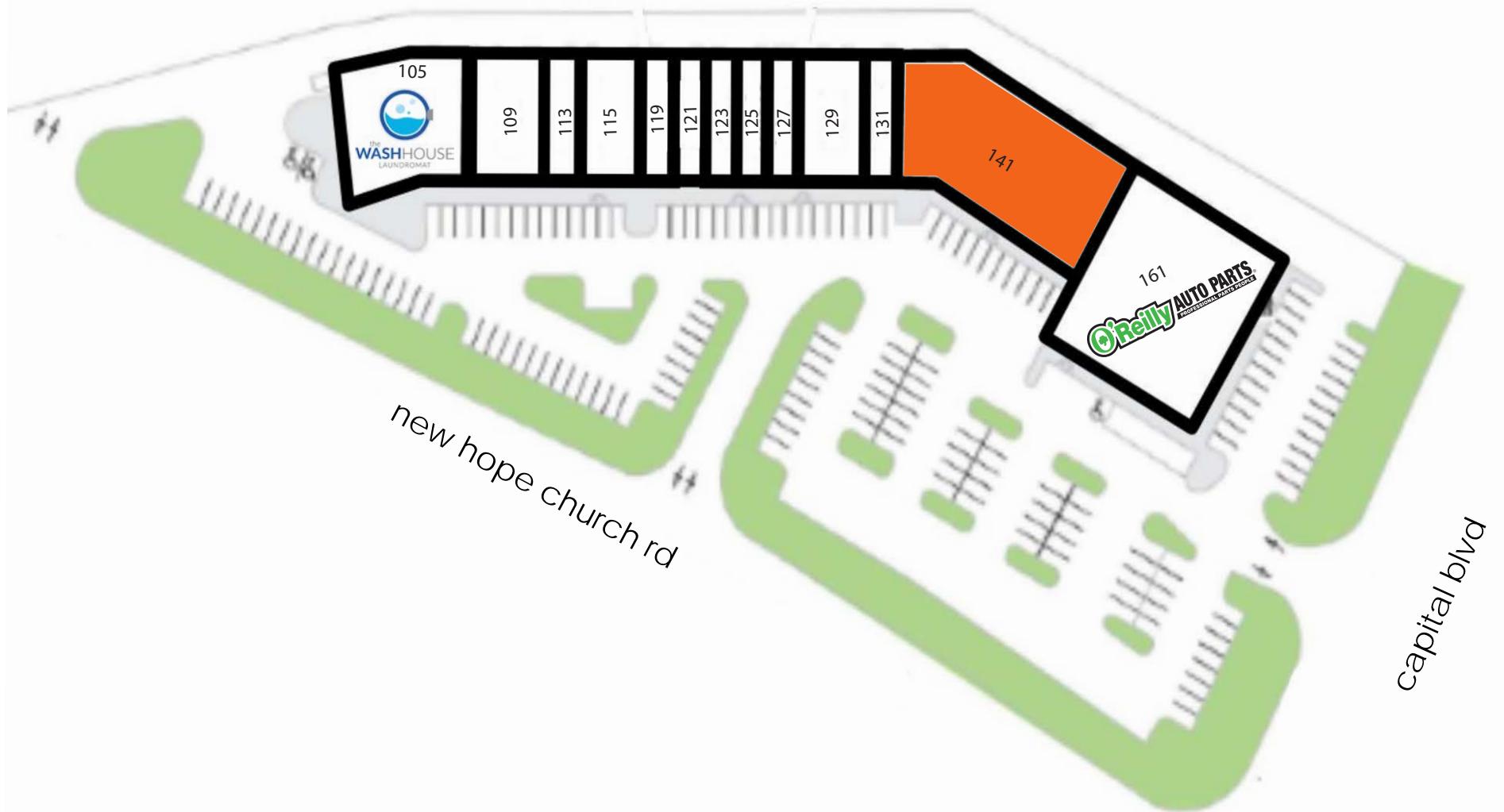


JAMES TROXLER

JAMESTROXLER@YORKPROPERTIES.COM

TENANT LIST

105	THE WASH HOUSE	6,125 SF	125	AHMAD TOBACCO	1,400 SF
109	RECOVERED TREASURES	2,800 SF	127	LIBERTY TAX	1,400 SF
113	BEAUTIFUL SALON	1,400 SF	129	VENUS NAIL BAR	2,800 SF
115	PANADERIA ARTESANAL	2,800 SF	131	PHO FAR EAST	1,400 SF
119	PIZZA HUT	1,400 SF	141	AVAILABLE	11,044 SF
121	BARBER SHOP	1,400 SF	161	O' REILLY AUTO PARTS	10,272 SF
123	SERPENTINE INK TATTOO	1,400 SF			





RALEIGH ACCOLADES

- 2020 2ND BEST IN QUALITY OF LIFE
- 2020 RALEIGH RANKS IN THE 10 MOST RECESSION RESISTANT CITIES
- 2020 #3 IN THE 50 BEST PLACES IN AMERICA FOR STARTING A BUSINESS
- 2019 MOST EDUCATED CITY AWARD FOR THE STATE OF NC
- 2019 11TH BIG CITY TO LIVE IN
- 2019 14TH AMONG AMERICA'S TOP 150 MOST DYNAMIC URBAN CENTERS
- 2019 4TH AMONG 6 INCREDIBLE US CITIES HIDING IN PLAIN SIGHT

-NUMBEO



2021 DEMOGRAPHICS

MILE RADIUS	POPULATION	HOUSEHOLDS	HOUSEHOLD INCOME	DAYTIME POPULATION
1	15,607	6,198	\$51,181	4,110
3	85,097	35,397	\$66,046	68,076
5	212,331	90,484	\$75,406	136,026