

Sublease at



FENTON

AVAILABLE

EXCLUSIVE LEASING PACKAGE

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CARY, NORTH CAROLINA

SURROUNDING CO-TENANCY

WILLIAMS
SONOMA

Honeysuckle
GELATO

ATHLETA

lululemon

CLUB PILATES

ARHAUS

ALTAR'D STATE

free people

WARBY
PARKER

POTTERY
BARN

BOARDROOM
SALON FOR MEN



HH
TRUIST

DRAM
DRAUGHT

DOC B's
RESTAURANT + BAR

FAHERTY

PARAGON
THEATERS

SOUTHERN TIDE

one medical

FACE FOUNDRIÉ



RALEIGH OVERVIEW





WHAT IS FENTON?

- Fenton is Cary's first vertically integrated mixed-use destination
- Upon completion, the total project will be 92 AC and 2.5 million SF of GLA
 - Retail 575,000 SF
 - Class A Office: 1.2 million SF
 - Multi-family: 920 units
 - Hotel: 450 keys
- Strategically positioned between I-40 (132,000 AADT) and Maynard Rd (16,500 AADT)
- Maynard Rd. is Cary's 8.54 mile long ring road
- Pad available for sublease can accommodate up to a 102,000 SF +/- footprint and would be delivered pad ready



ATHLETA SOUTHERN TIDE
WILLIAMS SONOMA ALTAR'D STATE
SUPERICA PARAGON THEATERS
FAHERTY DOC B's RESTAURANT & BAR

PHASE 1

DRAMA DRAUGHT HoneySuckle GELATO
WARBY PARKER

POTTERY BARN Madewell
FACE FOUNDRIÉ BOARDROOM SALON FOR MEN
JOHNNY WAS SEPHORA
lululemon REJUVENATION
free people ARHAUS

AVAILABLE
102,000 SF
BUILDING PAD

TRUIST CLUB PILATES

one medical

ADAMS ELEMENTARY SCHOOL

CARY TOWNE BLVD



ATHLETA
WILLIAMS
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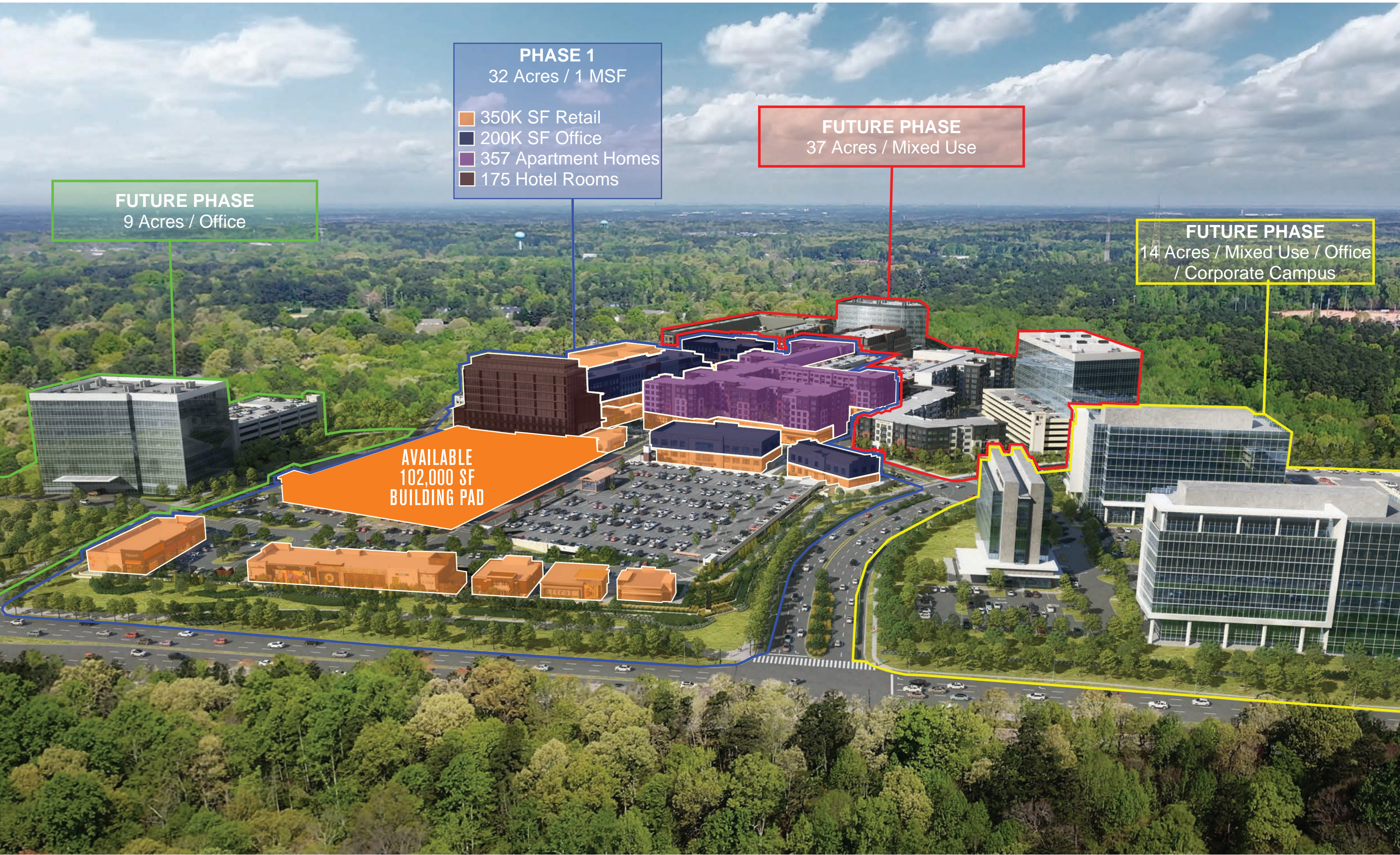
SEPHORA
REJUVENATION
FACE FOUNDRIÉ

BOARDROOM
SALON FOR MEN

ARHAUS

JOHNNY WAS

Madewell free people



PHASE 1
32 Acres / 1 MSF

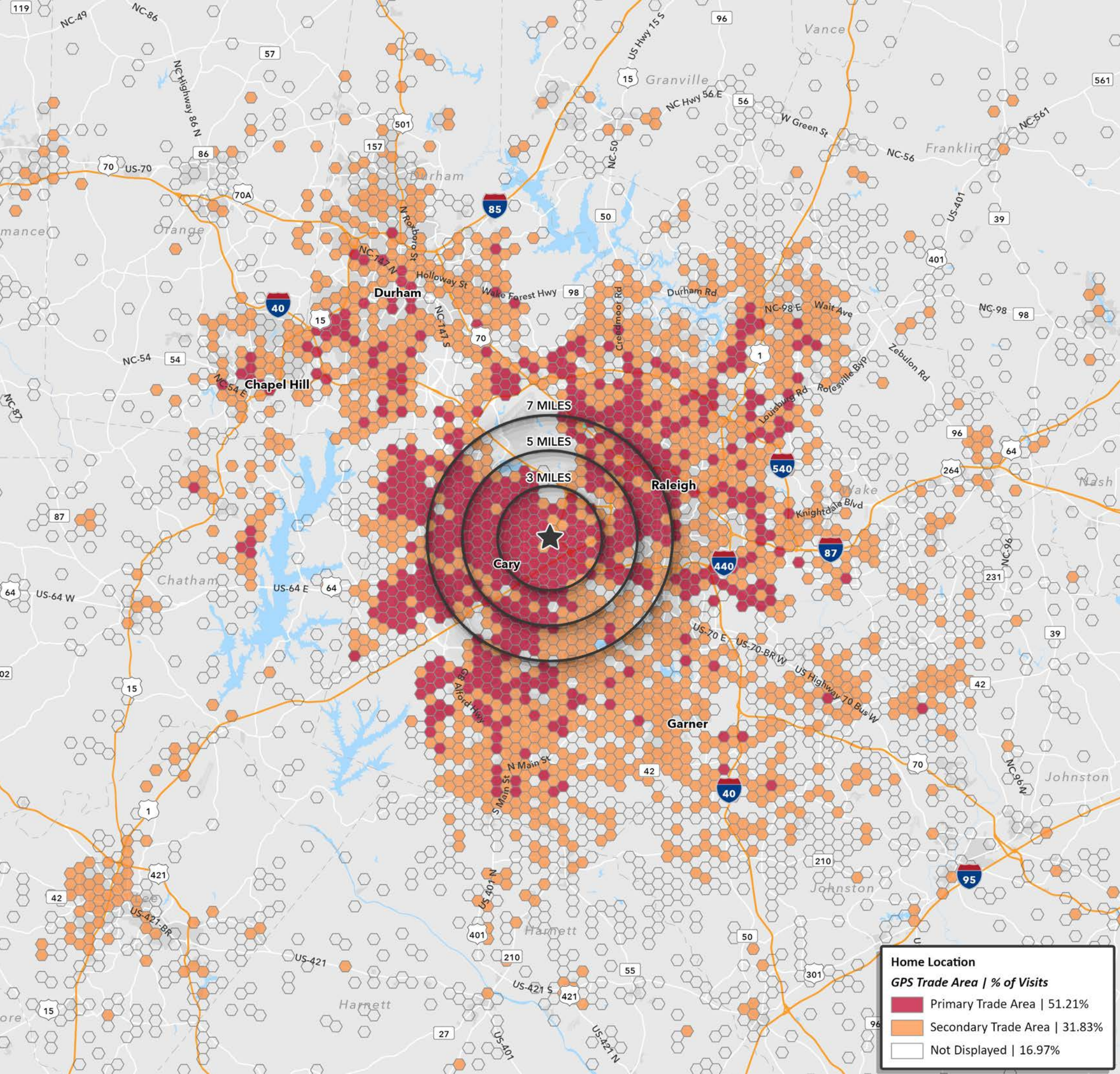
- 350K SF Retail
- 200K SF Office
- 357 Apartment Homes
- 175 Hotel Rooms

FUTURE PHASE
37 Acres / Mixed Use

FUTURE PHASE
9 Acres / Office

FUTURE PHASE
14 Acres / Mixed Use / Office
/ Corporate Campus

**AVAILABLE
102,000 SF
BUILDING PAD**



Home Location	
GPS Trade Area % of Visits	
	Primary Trade Area 51.21%
	Secondary Trade Area 31.83%
	Not Displayed 16.97%

FENTON TRADE AREA



2024 POPULATION
1,886,789



2024 DAYTIME POPULATION
1,928,293



2024 MEDIAN HOUSEHOLD INCOME
\$92,066



2024 AVERAGE HOUSEHOLD INCOME
\$128,129





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