

# SOCIETY

R E A L E S T A T E

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1406 Smith Reno Road, Raleigh NC

INDUSTRIAL FLEX SPACE FOR LEASE

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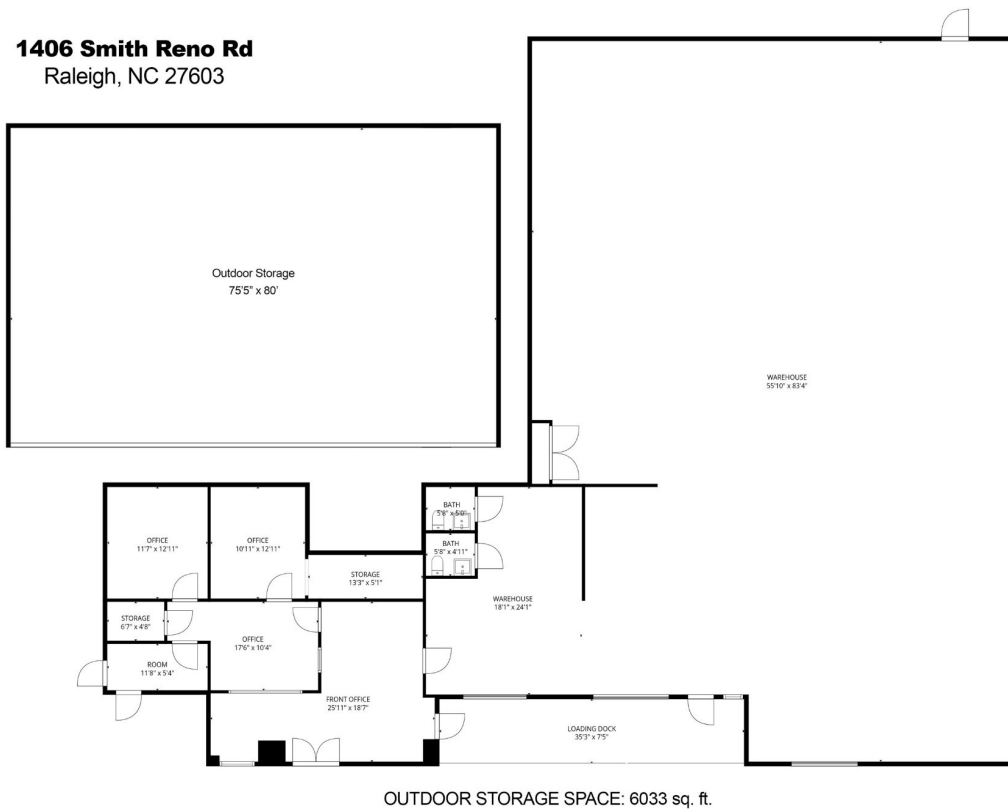
## PROPERTY OVERVIEW

Incredible opportunity for industrial flex space in prime South Raleigh location. Conveniently located just south of I-40 off Lake Wheeler Road. The space offers office, warehouse, and covered outdoor storage ideal for distribution, last-mile delivery, or service operations.

## HIGHLIGHTS

- Office / Reception: ±964 SF
- Indoor Warehouse: ±4,733 SF with loading dock
- Covered Outdoor Storage: ±6,033 SF (can be enclosed)
- Total Building Size: ±12,981 SF
- Lot Size: ±1.64 Acres
- Parking: 15+ paved spaces
- Availability: February 1, 2025
- Office Space: \$16/SF | Warehouse: \$14/SF+ TICAM

## FLOOR PLAN

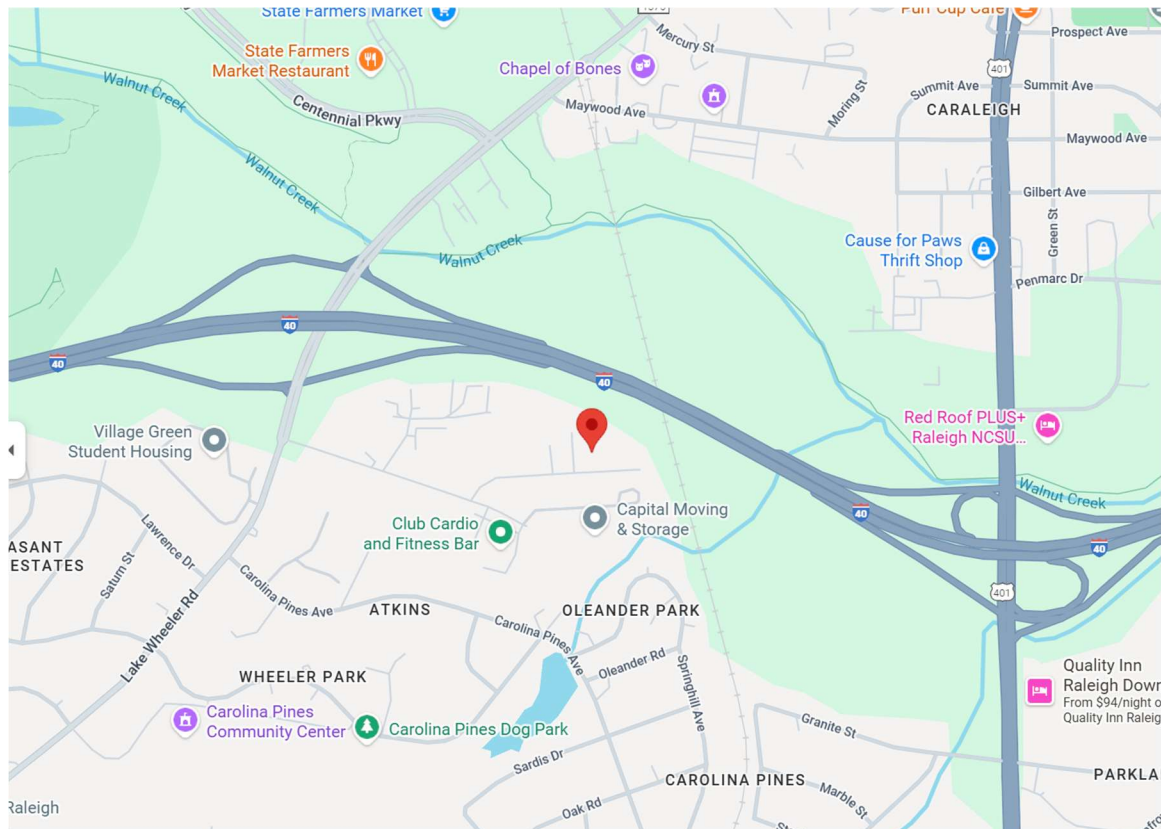


## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	8,000+	45,000+	175,000+
Households	3,000+	17,000+	40,000+
Median HH Income	\$50K+	\$55K+	\$60K+

## PROPERTY LOCATION

<https://www.google.com/maps/place/1406+Smith+Reno+Rd,+Raleigh,+NC+27603>



## CONTACT

Shaun Smith  
Society Real Estate, LLC  
919-249-8383