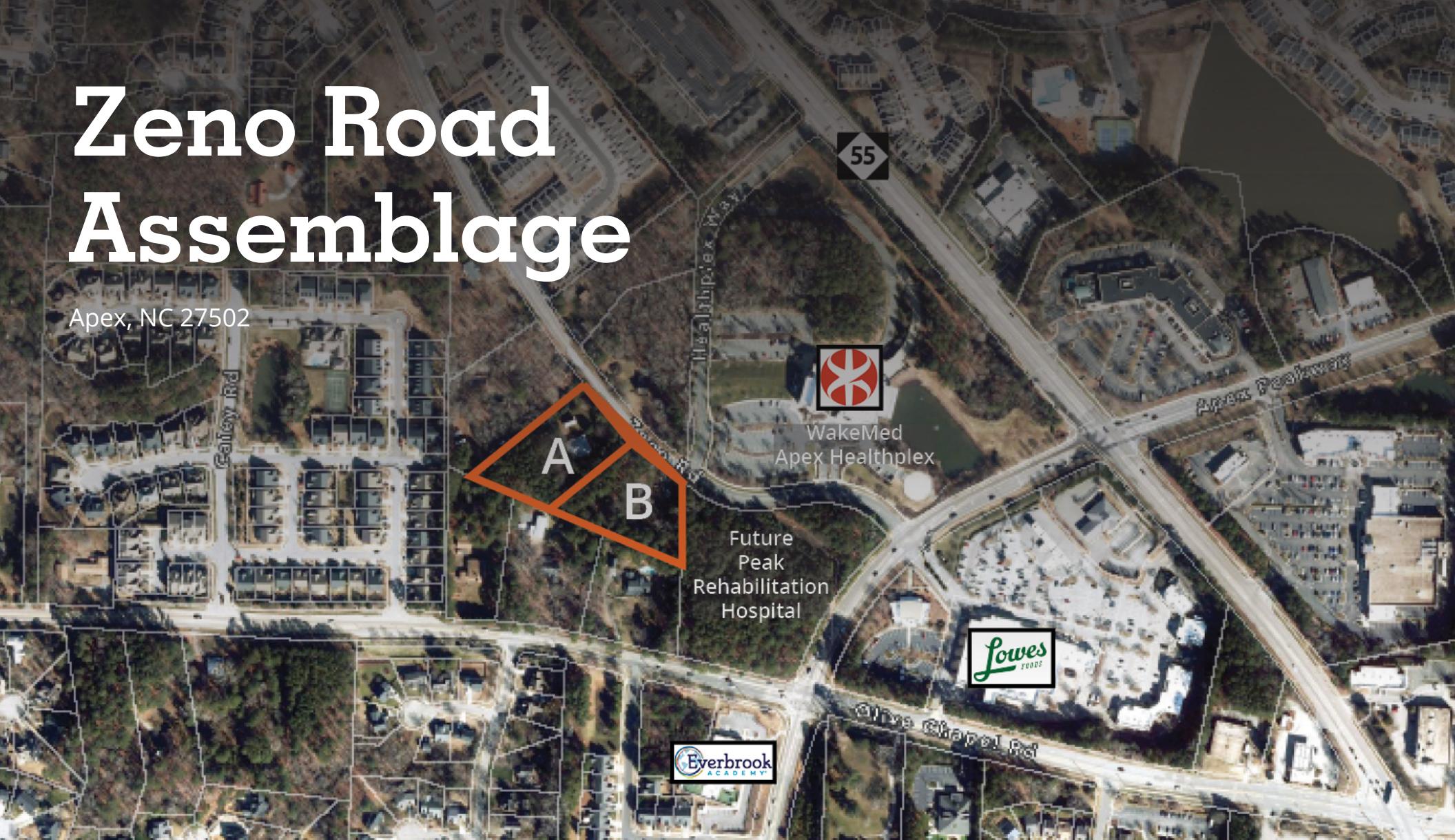


# Zeno Road Assemblage

Apex, NC 27502



Offering memorandum

Exceptional redevelopment opportunity

**AVISON  
YOUNG**

# Land for sale

## Property Summary



## Offering Summary

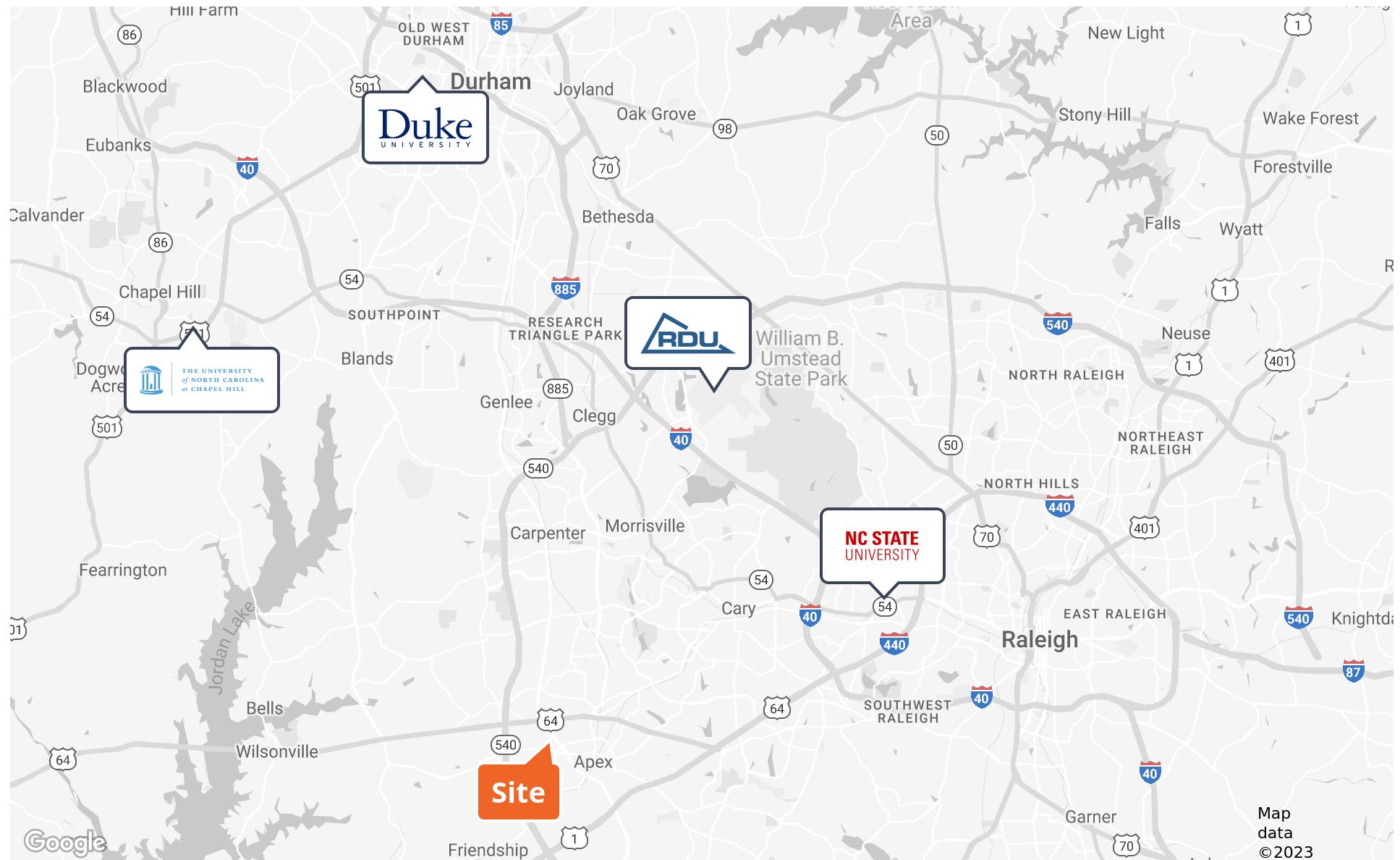
Sale Price:	Contact broker for details	
Number of Lots:	2	
Total Size:	3.08 acres	
Current Zoning:	RA	
Lot #	Size	Wake County PIN
A	1.58 acres	0732834782
B	1.50 acres	0732836597

## Property Highlights

- Rezoning required for development
- Apex future land use plan favors commercial services and office employment
- One mile from Highway 64
- Two miles from I-540
- 13 miles from RDU International Airport
- 17 miles from downtown Raleigh
- Across street from WakeMed Apex Healthplex, an 85,000-sf facility housing an emergency department, imaging services, lab, and physician offices
- Adjacent to the future Peak Rehabilitation Hospital, a Duke Health / WakeMed / Kindred Health joint venture providing a 52-bed, 61,000-sf inpatient facility

# Land for sale

## Regional Map

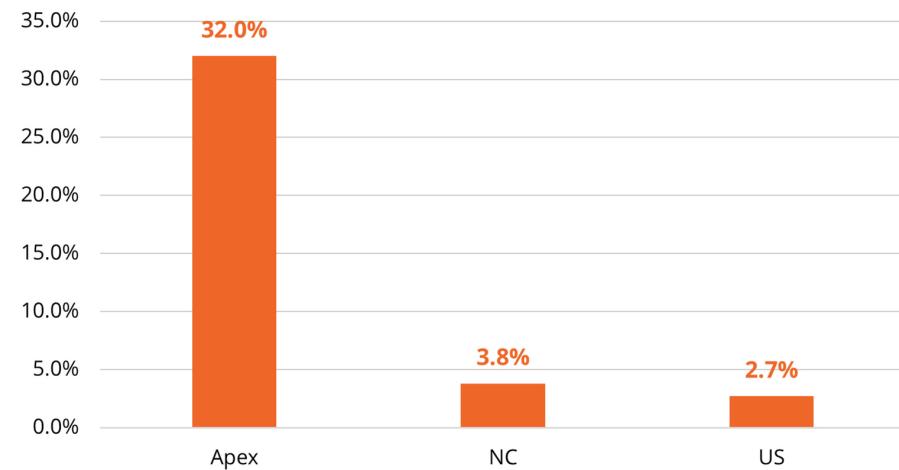


# Land for sale

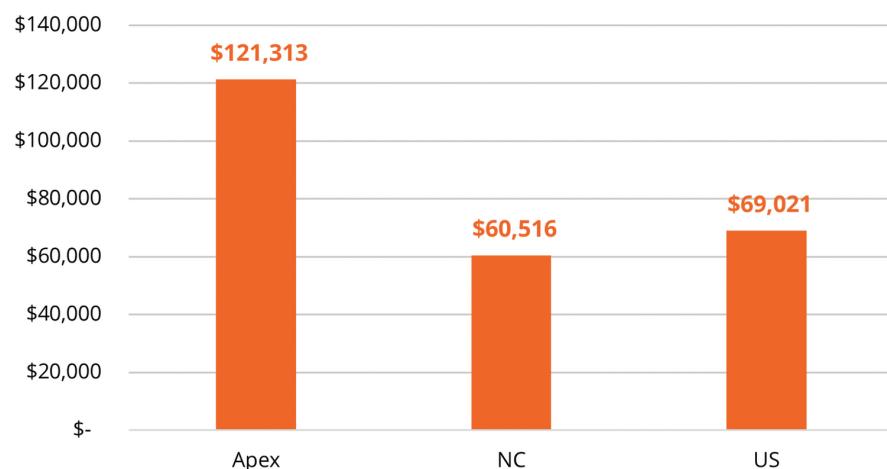
## Demographics

Population	1 Mile	3 Miles	5 Miles
Total Population	12,567	70,778	144,848
<b>Households &amp; Income</b>			
	1 Mile	3 Miles	5 Miles
Total Households	4,368	24,777	52,031
# of Persons per HH	2.9	2.9	2.8
Average HH Income	\$172,879	\$180,202	\$183,148
Average House Value	\$400,681	\$443,991	\$463,014

**Five-Year Population Growth**



**Median HH Income**



# Land for sale

## Retailer Map



**If you would like more  
information on this offering,  
please get in touch.**

**Janet Clayton, CCIM**

Principal, Sales & Leasing  
C 919 306 0405  
janet.clayton@avisonyoung.com

**John B. Linderman, Jr.**

Linderman Properties | Principal  
C 919 612 3000  
john.linderman55@gmail.com

Visit us online  
[avisonyoung.com](http://avisonyoung.com)

---

© 2021. Avison Young. The information contained in this offering memorandum, contains selected information pertaining to the property detailed herein, and based upon sources deemed to be accurate. It does not purport to be all-inclusive or to contain all the information which a prospective purchaser may desire, and each potential purchaser is encouraged to verify the information contained herein. The offering memorandum is not a substitute for buyer's thorough due diligence investigation. Any verification or analysis or information contained herein are solely the responsibility of the recipient. Avison Young and the offeror makes no guarantee, warranty or representation whatsoever about the accuracy or completeness of any information contained herein. Avison Young and its client expressly disclaim any responsibility for any incompleteness or inaccuracies herein. This offering memorandum is the property of Avison Young and its client, which may be used only by parties approved by Avison Young or the offeror. The specified property is privately offered and, by accepting this offering memorandum, the party in possession hereof agrees that this offering memorandum and its contents are of a confidential nature and will be held and treated in the strictest confidence, and (ii) to return these materials to Avison Young, or destroy, at such party's election immediately upon request. No portion of this offering memorandum may be copied or otherwise reproduced or disclosed to anyone without the prior written authorization of Avison Young.

5440 Wade Park Boulevard, Suite 200 | Raleigh, NC 27607 919.785.3434

---

**AVISON  
YOUNG**