



**TRADEMARK**  
PROPERTIES

# 4020 WAKE FOREST RD.

RALEIGH, NC 27609

## 4,186 SF

# FOR LEASE

### LISTING BROKER:

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**4020 WAKE FOREST ROAD  
RALEIGH, NC 27609**

## PROPERTY HIGHLIGHTS

- › **31,352 SF three-story brick and glass office building**
- › **Suite 201: 4,186 SF medical office**
- › **Recently renovated common areas**
- › **Abundant free surface parking**
- › **Just north of Duke Raleigh Hospital and North Raleigh Hilton**
- › **Conveniently located five minutes from North Hills and Midtown East and ten minutes from Downtown Raleigh**
- › **Easy access to I-440 and US-401 on Wake Forest Road**

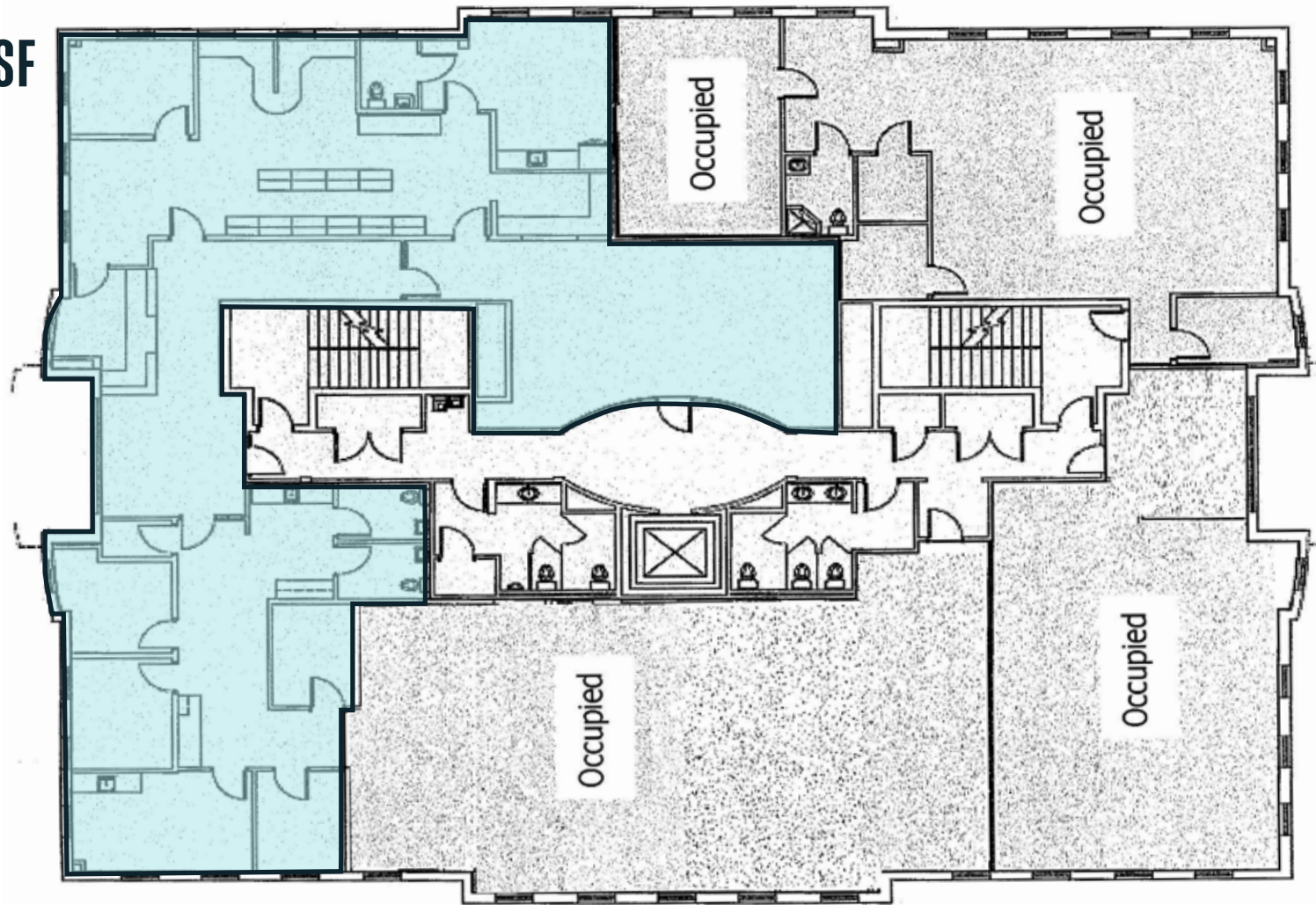


**LEASE RATE:  
\$20.00, FULL SERVICE**

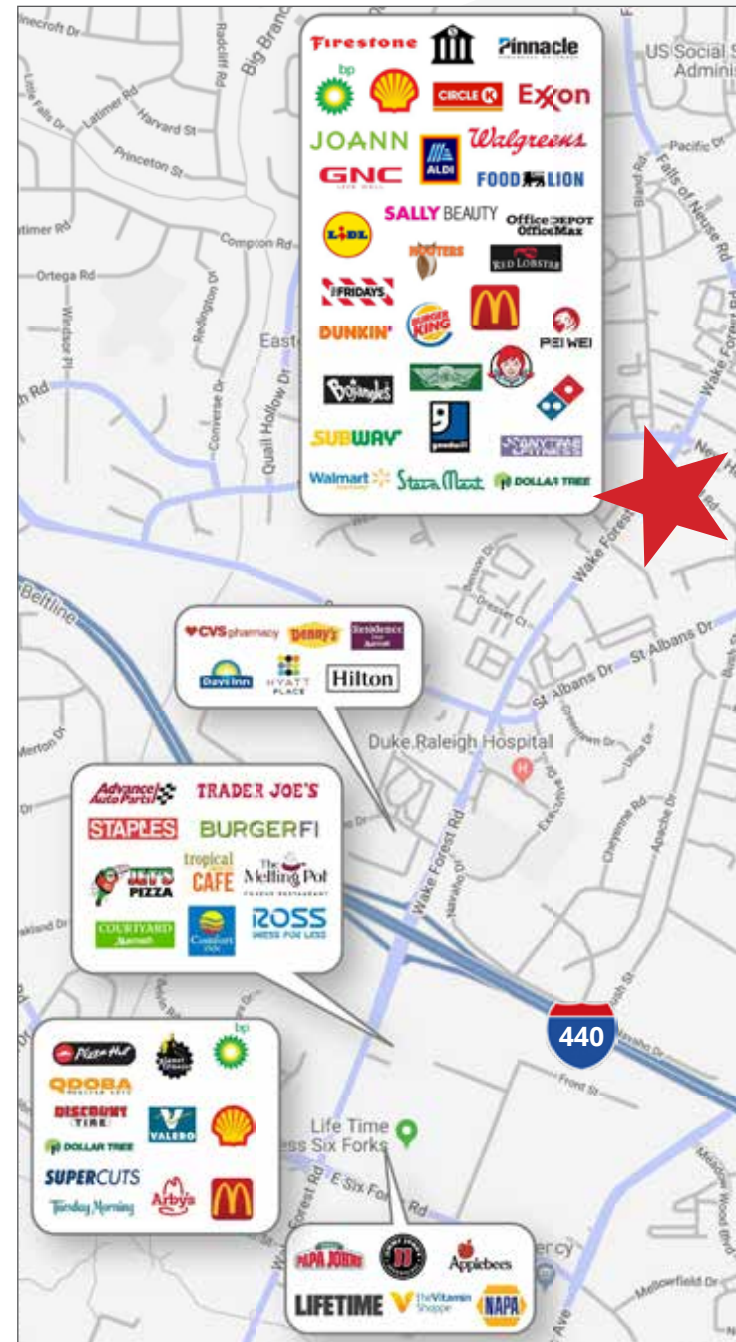
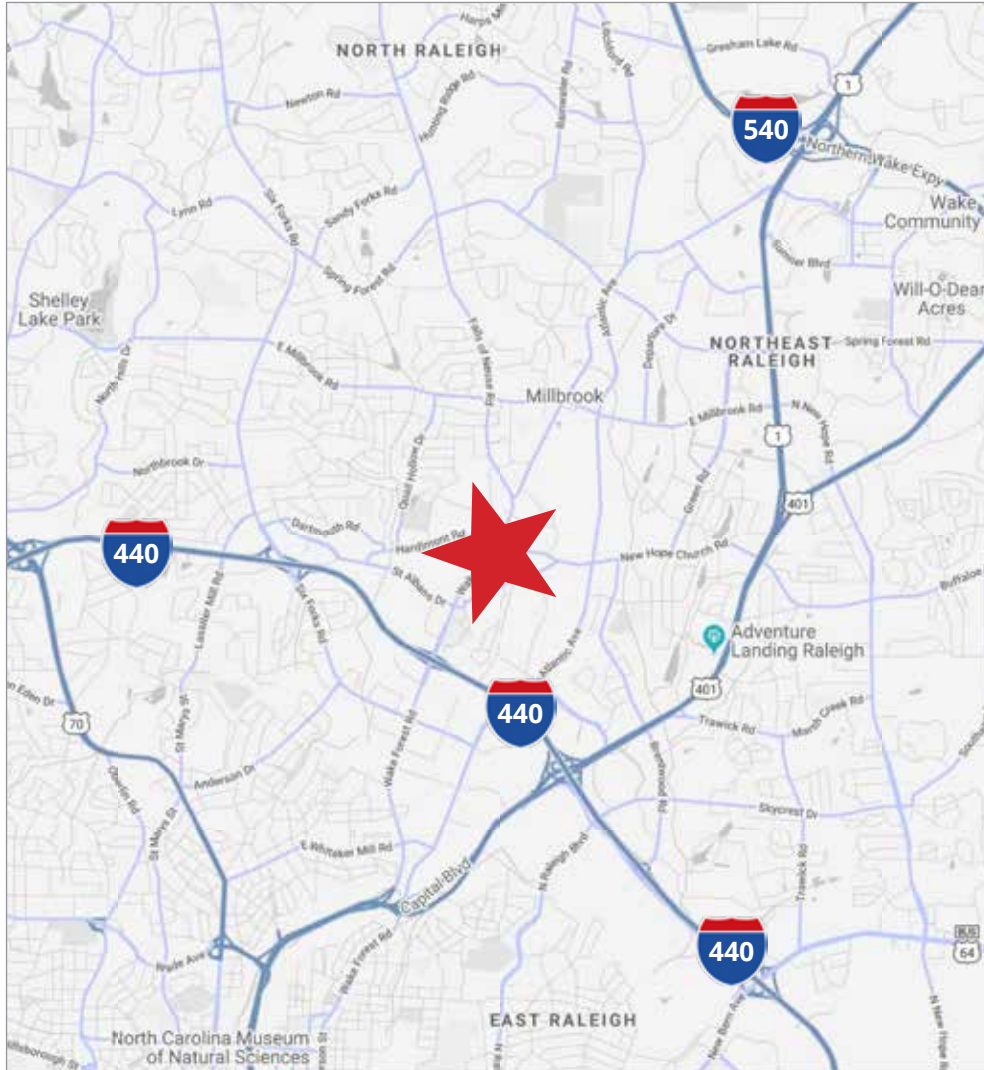
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# FLOOR PLAN

## SUITE 201 - 4,186 SF



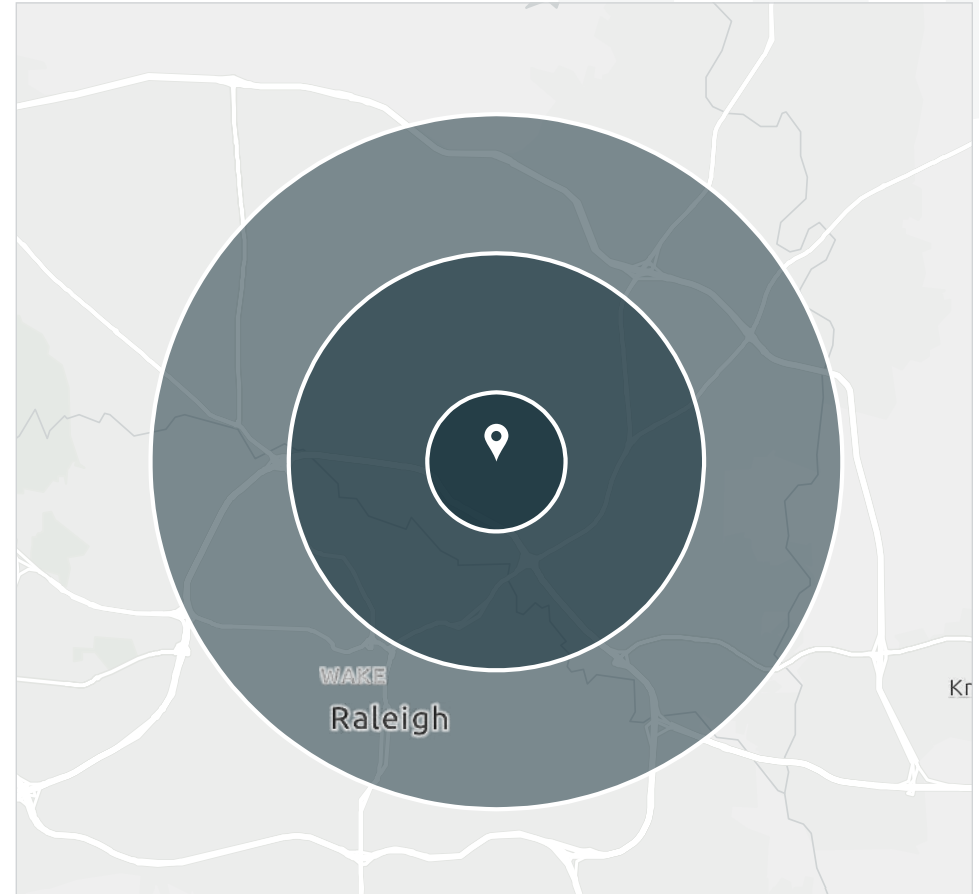
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**RALEIGH, NC 27609**

# DEMOGRAPHICS

	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
<b>2025 POPULATION</b>	8,480	94,518	257,753
<b>2030 POPULATION (PROJECTED)</b>	10,289	100,968	276,123
<b>2025 HOUSEHOLDS</b>	3,947	43,319	114,942
<b>2030 HOUSEHOLDS (PROJECTED)</b>	4,975	47,301	126,008
<b>OWNER-OCCUPIED HOUSING UNITS</b>	1,285	19,658	54,617
<b>RENTER-OCCUPIED HOUSING UNITS</b>	2,662	23,661	60,325
<b>2025 AVERAGE HOUSEHOLD INCOME</b>	\$102,553	\$128,529	\$133,961
<b>2030 AVG HOUSEHOLD INCOME (PROJECTED)</b>	\$118,547	\$142,623	\$148,016



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