

# NEW MEDICAL LISTINGS

AVAILABLE FOR LEASE



## PROPERTIES AVAILABLE

- 2304 Wesvill Ct, Raleigh, NC 27607
- 2600 Atlantic Ave, Raleigh, NC 27604
- 3421 Olympia Dr, Raleigh, NC 27603
- 400 Attain St, Fuquay-Varina, NC 27526
- 3803B Computer Dr, Raleigh, NC 27609
- 3700 Barrett Dr, Raleigh, NC 27609

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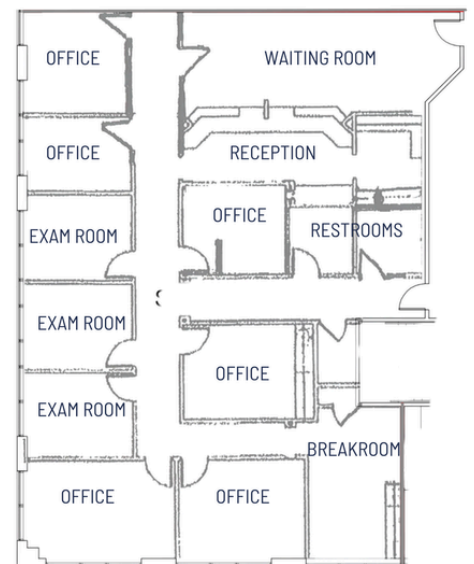
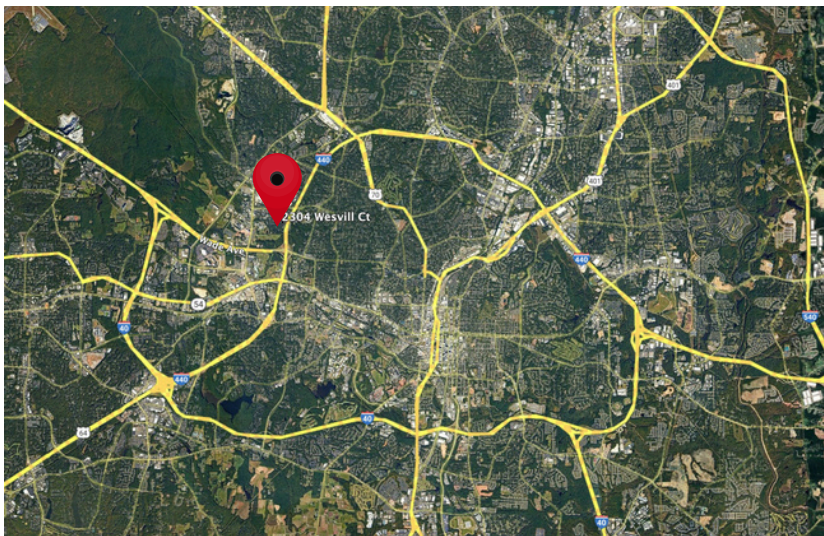
# 2304 Wesvill Ct

RALEIGH, NC 27607

RATE	\$35.00/SF Full Service
ADDRESS	2304 Wesvill Ct
SUITE	320
AREA SF	3,300 SF
AVAILABLE	2/1/2026

## HIGHLIGHTS

- Located off Lake Boone Trail in Raleigh's Blue Ridge medical node across the street from REX Hospital
- Previously occupied by a Spine & Pain treatment provider
- Spacious reception with 7 exam rooms and 4 private offices
- Convenient access to restaurants: Panera, City BBQ, Guasaca, Two Roosters, Buffalo Brothers, Village Deli, Chick-fil-A, & Starbucks
- Current Tenants Include: Raleigh Gynecology & Wellness, PA, Amelia Aesthetics, and Spine & Pain Associates





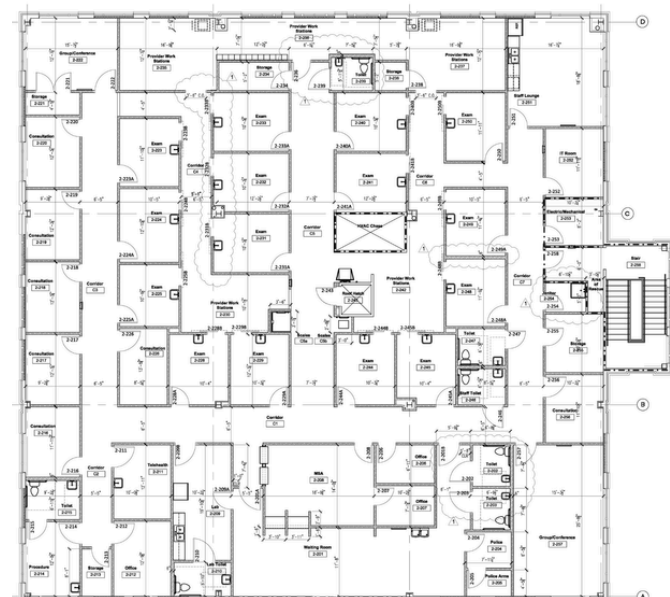
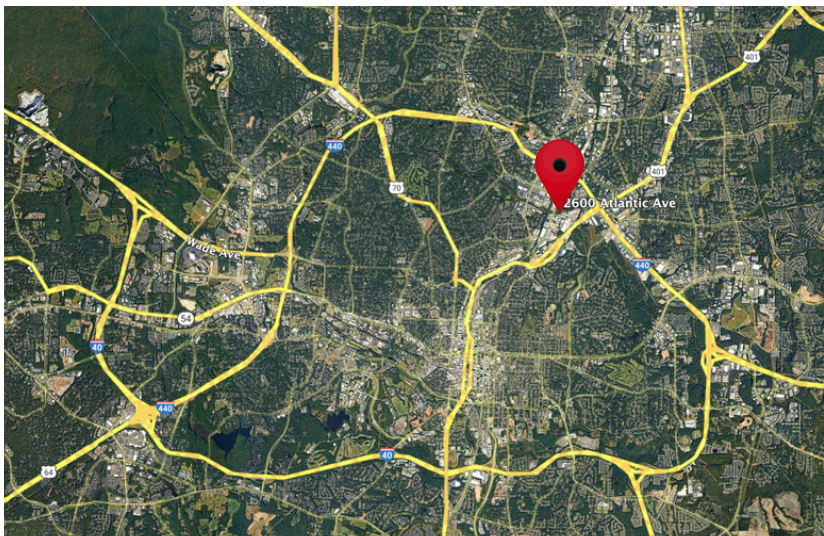
# 2600 Atlantic Ave

RALEIGH, NC 27604

RATE	Contact Broker
ADDRESS	2600 Atlantic Ave
SUITE	200
AREA SF	10,000 SF
AVAILABLE	Now

## HIGHLIGHTS

- Former VA clinic, fully built out for medical use
- Possibility to demise
- Multiple private exam rooms and offices
- Dedicated lab space and support areas for clinical operations
- Conveniently located off Atlantic Ave near I-440 & Midtown Raleigh
- Ample parking for patients and staff with easy ground-level access
- Building signage available
- Current Tenants Include: Triangle Gastroenterology





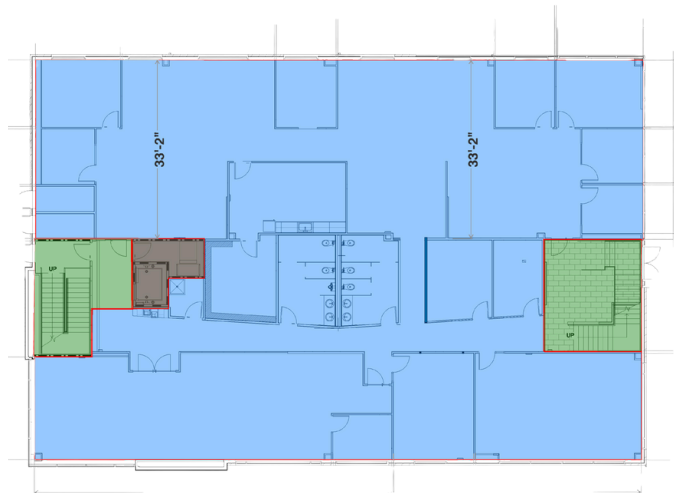
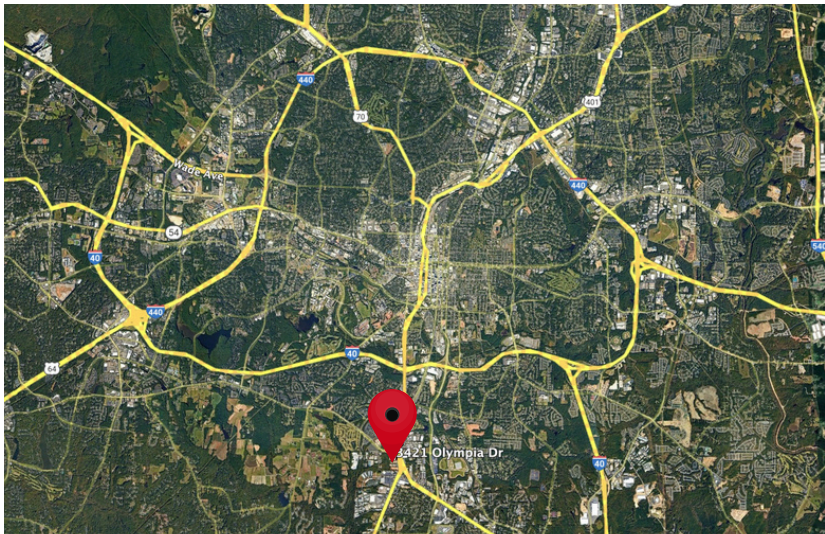
# 3421 Olympia Dr

RALEIGH, NC 27603

RATE	\$35.00/SF NNN
ADDRESS	3421 Olympia Dr
SUITE	100
AREA SF	8,750 SF
AVAILABLE	Now

## HIGHLIGHTS

- Modern open-concept office suite with flexible layout
- Potential to subdivide
- Minutes from DT Raleigh
- Adjacent to Altitude Raleigh Apartments and nearby retail amenities
- Ample surface parking for staff and clients
- Current Tenants Include: Tryon Family Dentistry and Highland Implant Center





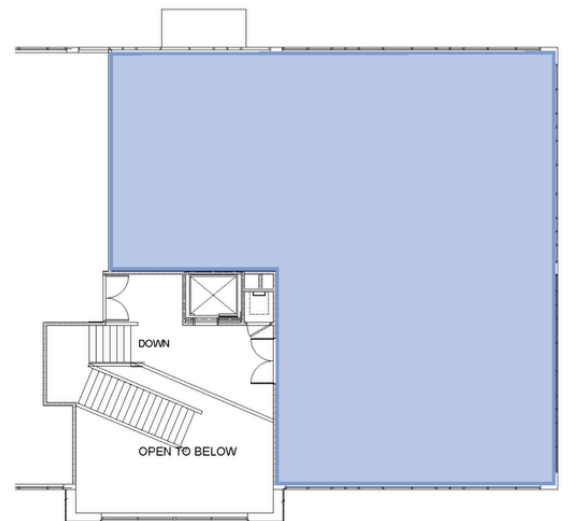
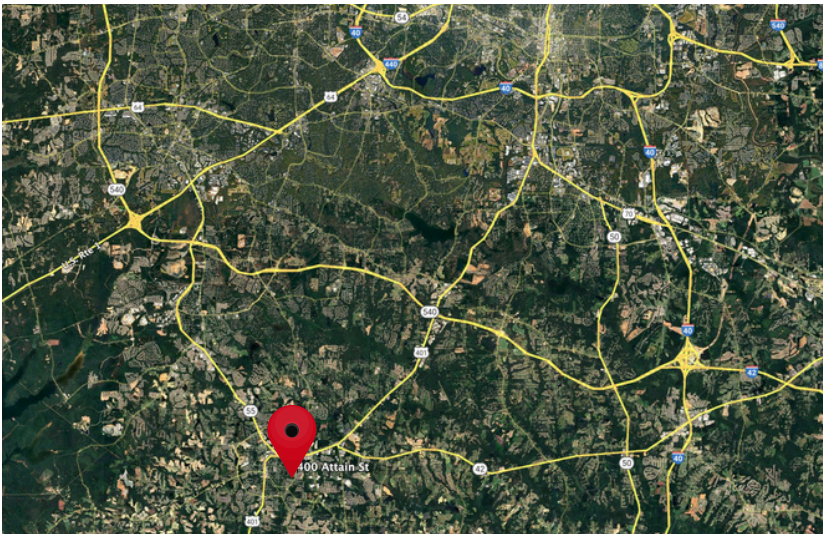
# 400 Attain St

## FUQUAY-VARINA, NC 27526

RATE	\$ 29.95 NNN
ADDRESS	400 Attain Street
SUITE	201
AREA SF	3,011 SF
AVAILABLE	Now

### HIGHLIGHTS

- New construction in a rapidly growing Fuquay-Varina corridor
- 3,011 SF cold dark shell, ready for custom build-out
- Flexible layout options
- Surrounded by strong residential growth and established retail/service providers
- Ample parking
- Current Tenants Include: WakeMed Heart & Vascular, Avance Care Fuquay-Varina, and Results Physiotherapy





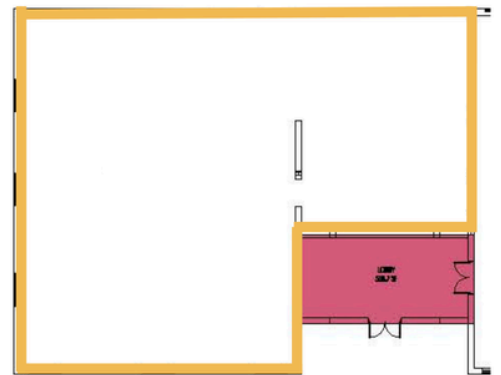
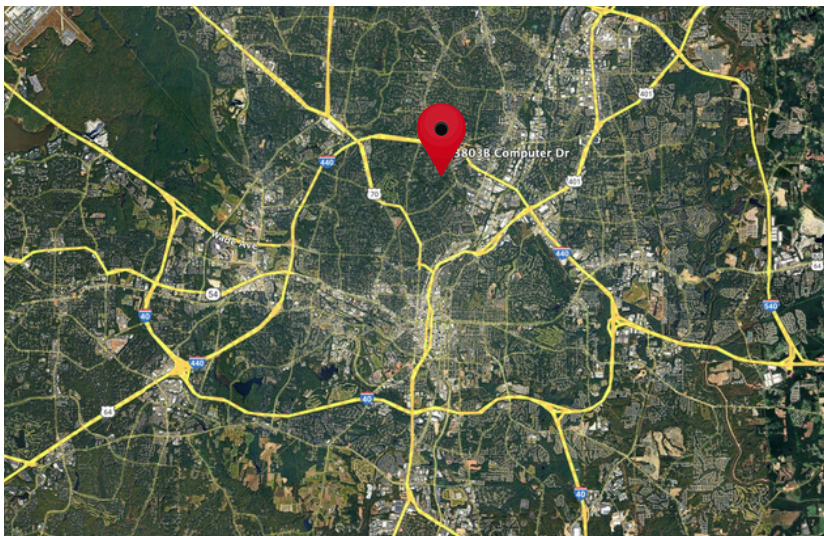
# 3803B Computer Dr

RALEIGH, NC 27609

RATE	\$35.00/SF NNN
ADDRESS	3803B Computer Dr
SUITE	100
AREA SF	5,500 SF
AVAILABLE	Winter 2025

## HIGHLIGHTS

- First-floor space available for lease in North Hills Professional Park
- Dark shell delivery—ready for a custom build-to-suit interior
- Perfect Fit for Pediatric-Focused Providers such as ABA, Therapy, or Dental Users
- Refreshed exterior facade and modernized interior
- Walkable to the North Hills with nearby dining and retail
- Immediate access to I-440 and Six Forks Road
- Current Tenants Include: The Goddard School and UNC Pediatrics





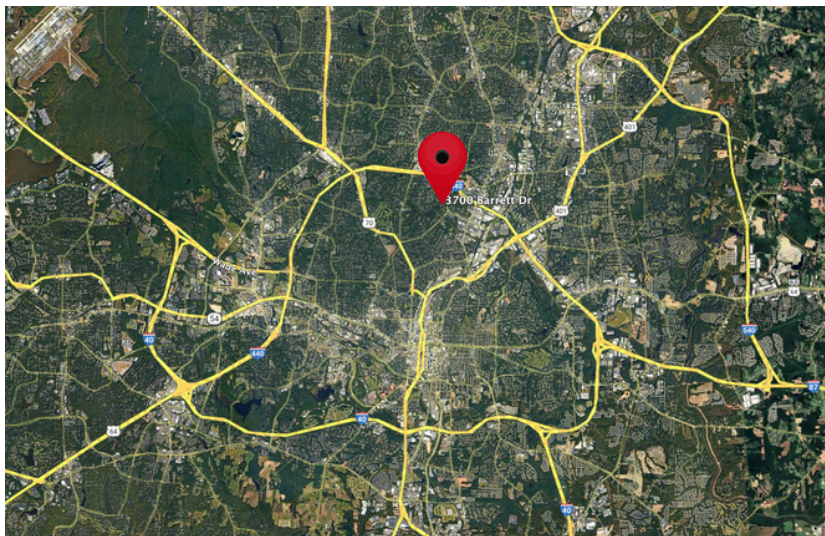
# 3700 Barrett Dr

RALEIGH, NC 27609

RATE	\$38.00/SF NNN
ADDRESS	3700 Barrett DR
SUITE	Multiple 1st Floor Suites
AREA SF	± 1,800 - 3,370 SF
AVAILABLE	Now

## HIGHLIGHTS

- First-floor space available for lease in North Hills Professional Park
- The building comprises a three-story, Class A, 55,000 SF medical office space
- Warm dark shell delivery—ready for a custom build-to-suit interior
- Immediate access to I-440 and Six Forks Road
- Current Tenants Include: Oberlin Road Pediatrics, Luma Dental, Synergy Face + Body (1st Floor), North Carolina Nephrology (2nd Floor) and Raleigh Medical Group (3rd Floor)





# 3031 New Bern Ave

RALEIGH, NC 27610

RATE	\$28.00/SF NNN
ADDRESS	3031 New Bern Ave
SUITE	Multiple 3rd Floor Suites
AREA SF	± 1,407 - 4,500 SF
AVAILABLE	Now

## HIGHLIGHTS

- Located directly across from WakeMed Hospital and minutes away from Downtown Raleigh
- Updated medical facility
- Numerous windows provide excellent natural light
- Ample storage space
- 7 exam rooms, a clinic, and educational and training facilities

