



540

100,000 VPD

LEESVILLE ROAD

31,000 VPD

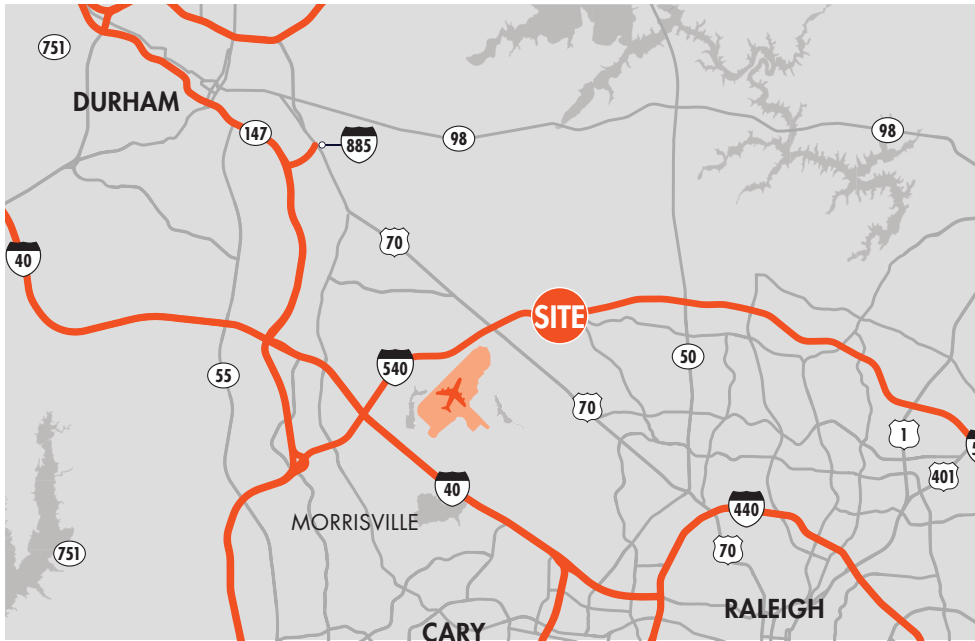
CVS

LEESVILLE CHURCH ROAD



**13330 LEESVILLE CHURCH ROAD**  
RALEIGH, NC 27617

AVAILABLE | ±1.12 AC



### PROPERTY FEATURES

- Prime land in Northwest Raleigh available for lease or build-to-suit
- Ideal for medical, retail, or restaurant
- Tremendous demographics and trade area
- Single tenant or multi-tenant opportunity
- Opportunity for creative deal structure

### DEMOGRAPHICS

1 MILE RADIUS		3 MILE RADIUS	
5,102 ESTIMATED POPULATION	49,664 ESTIMATED POPULATION		
39.4 MEDIAN AGE	38.9 MEDIAN AGE		
\$120,021 MEDIAN HOUSEHOLD INCOME	\$121,966 MEDIAN HOUSEHOLD INCOME		
3,617 TOTAL EMPLOYEES	19,617 TOTAL EMPLOYEES		
\$458,282 MEDIAN HOME VALUE	\$480,882 MEDIAN HOME VALUE		
5 MILE RADIUS		53,176 TOTAL EMPLOYEES	
118,652 ESTIMATED POPULATION	\$504,763 MEDIAN HOME VALUE		
41.2 MEDIAN AGE	\$114,316 MEDIAN HOUSEHOLD INCOME		

### AREA RETAILERS



FOR MORE INFORMATION, PLEASE CONTACT:

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James.Mattox@foundrycommercial.com  
Licensed Real Estate Broker



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