



SOMERSET

4505 & 4515 FALLS OF NEUSE RD RALEIGH NC 27609

established, accessible and highly amenitized.

NORTH

SOUTH

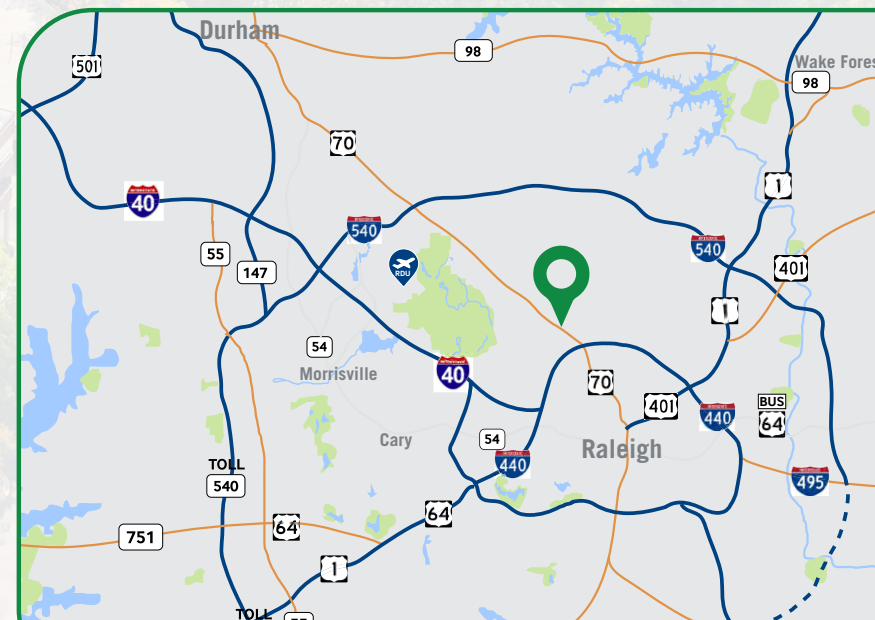
TRINITY
PARTNERS



**Near Midtown,
and surrounded
by an abundance of restaurants, shopping,
fitness and entertainment options, Somerset
North and South offer desirable building
amenities that today's workforce demands.**

- Building amenities include well-appointed lobbies, tenant hubs with Grab & Go micro markets, outdoor seating, and shared meeting space
- All suites now being delivered in move-in-ready condition with potential for tenant to choose from a selection of high-end finishes and to accommodate a variety of space needs, from 1,582 to 9,348 SF
- Ample parking with covered parking available
- Conveniently located, with ease of access via signalized intersections, and surrounded by shopping, restaurants, and a plethora of other amenities
- Energy Star Certified and Well Health-Safety Rated
- Building façade signage available for large tenants / shared monument signage fronting Falls of Neuse Rd. coming soon

lease rate
\$28.50 PSF, full service



the HUBs



meet & recharge

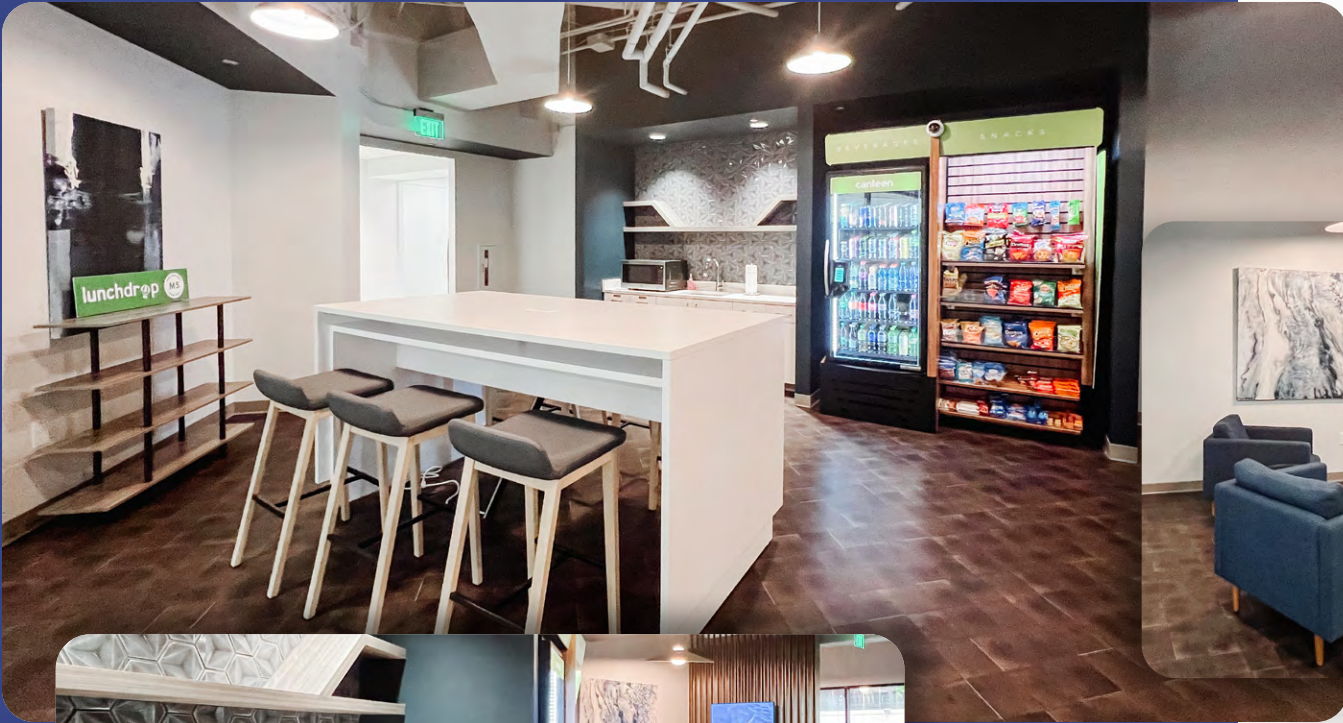
Our Tenant Amenities Hubs are the ideal spots for tenants to facilitate meetings and training sessions, small team huddles, and meet for lunch.



lounge

conference / training center

the
HUBs



café + huddle zone

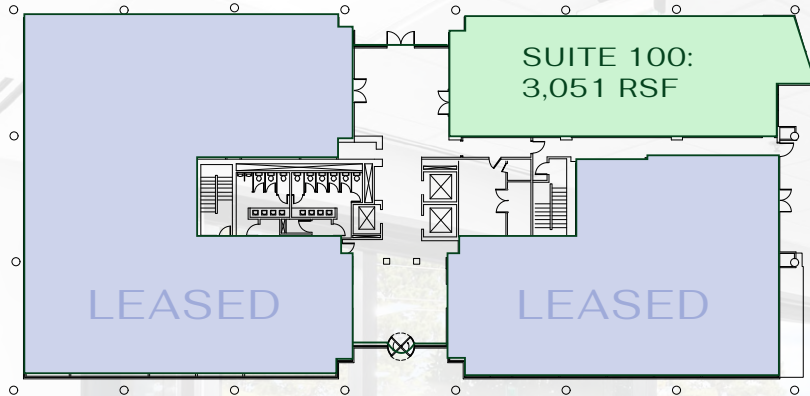


outdoor gathering spot

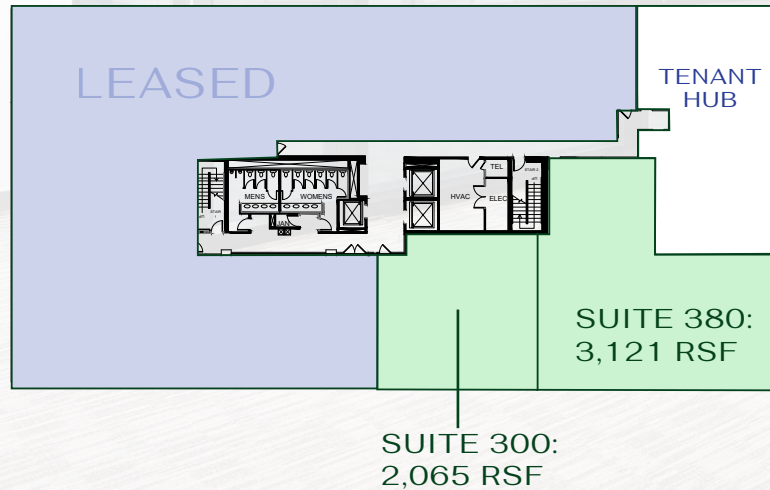
South (4505) - availabilities

All spaces delivered in move-in-ready condition with new pre-built suite finishes

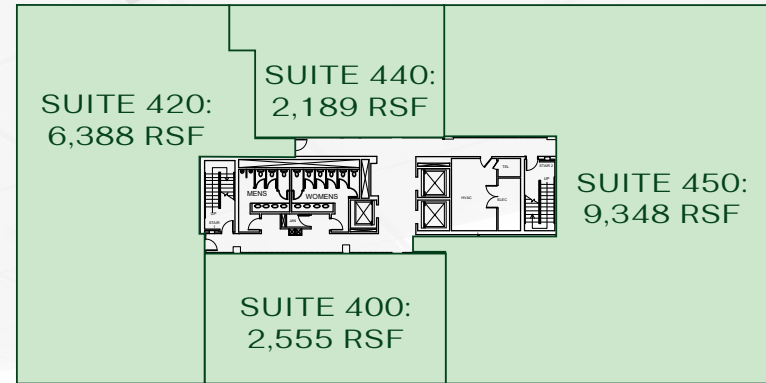
1st floor



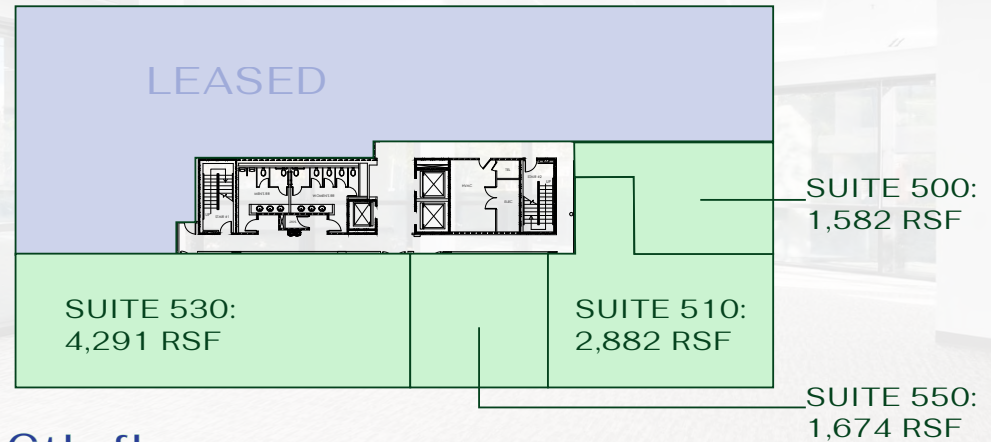
3rd floor



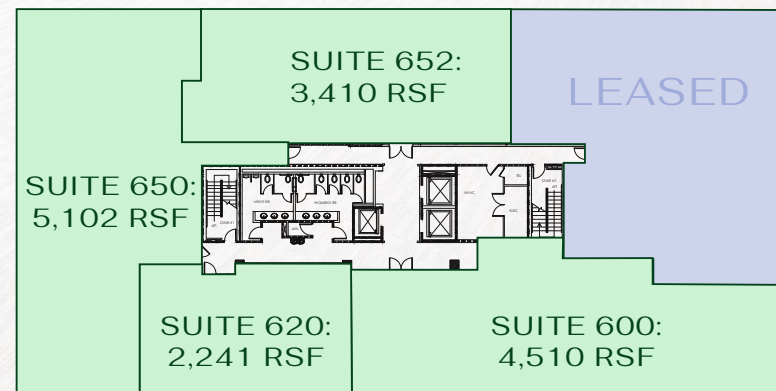
4th floor



5th floor

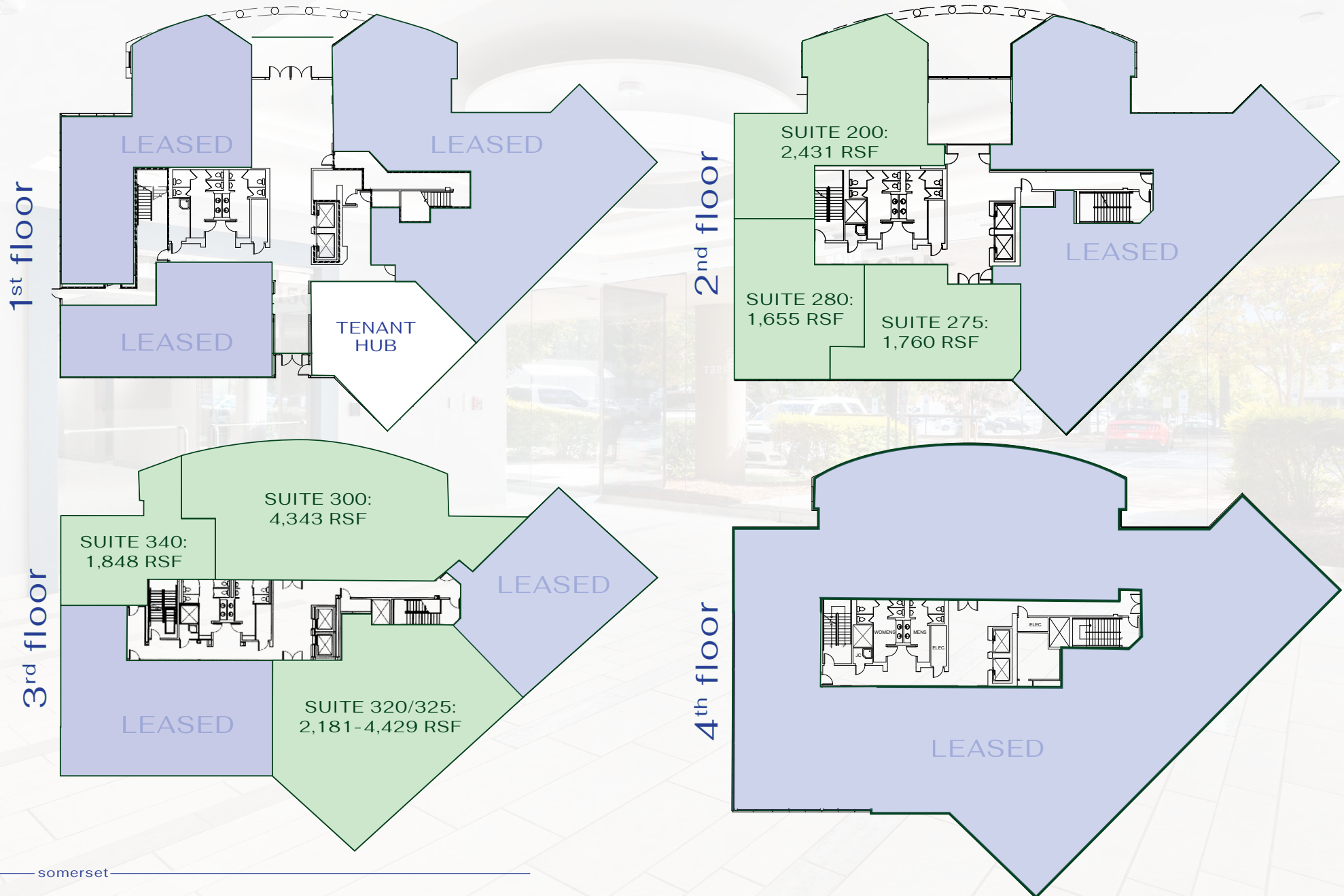


6th floor



North (4515) - availabilities

All spaces delivered in move-in-ready condition with new pre-built suite finishes

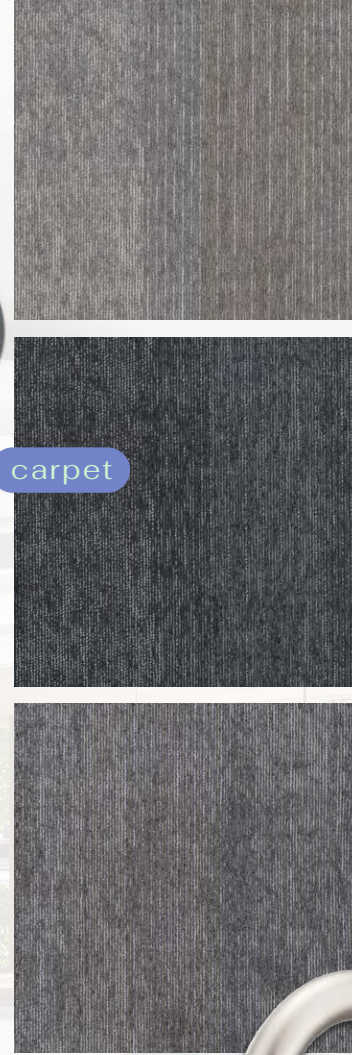


pre-built suite finishes

paint



carpet



lighting

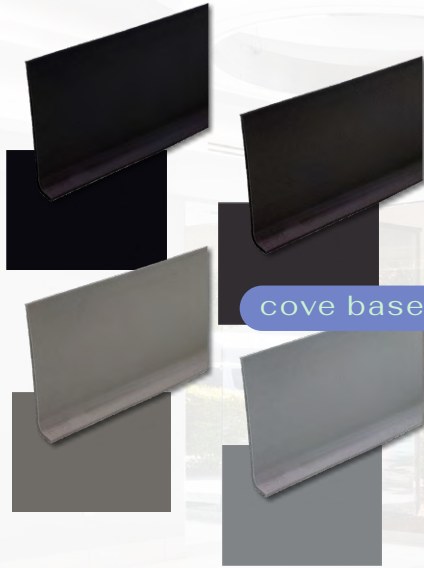


lvt floor

millwork



cove base



millwork (example)



countertop



sink + faucet

amenities in all directions



DISTANCE TO	
I-440	1mi
NORTH HILLS	2mi
I-540	4mi
DOWNTOWN RALEIGH	5mi

QUAIL CORNERS SHOPPING CENTER
 ↖ .7 MILES

NORTH HILLS
 ← 2 MILES





SOMERSET



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