

1415 S. BLOODWORTH ST. RALEIGH, NC

SE RALEIGH WAREHOUSE FOR LEASE



LEASING AGENT

BRIAN WALLACE

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york

PROPERTY DESCRIPTION

WAREHOUSE FOR LEASE

SIZE

± 12,622 SF TOTAL

± 1,732 SF Office

± 10,890 SF of Clear Span Warehouse

LEASE RATE

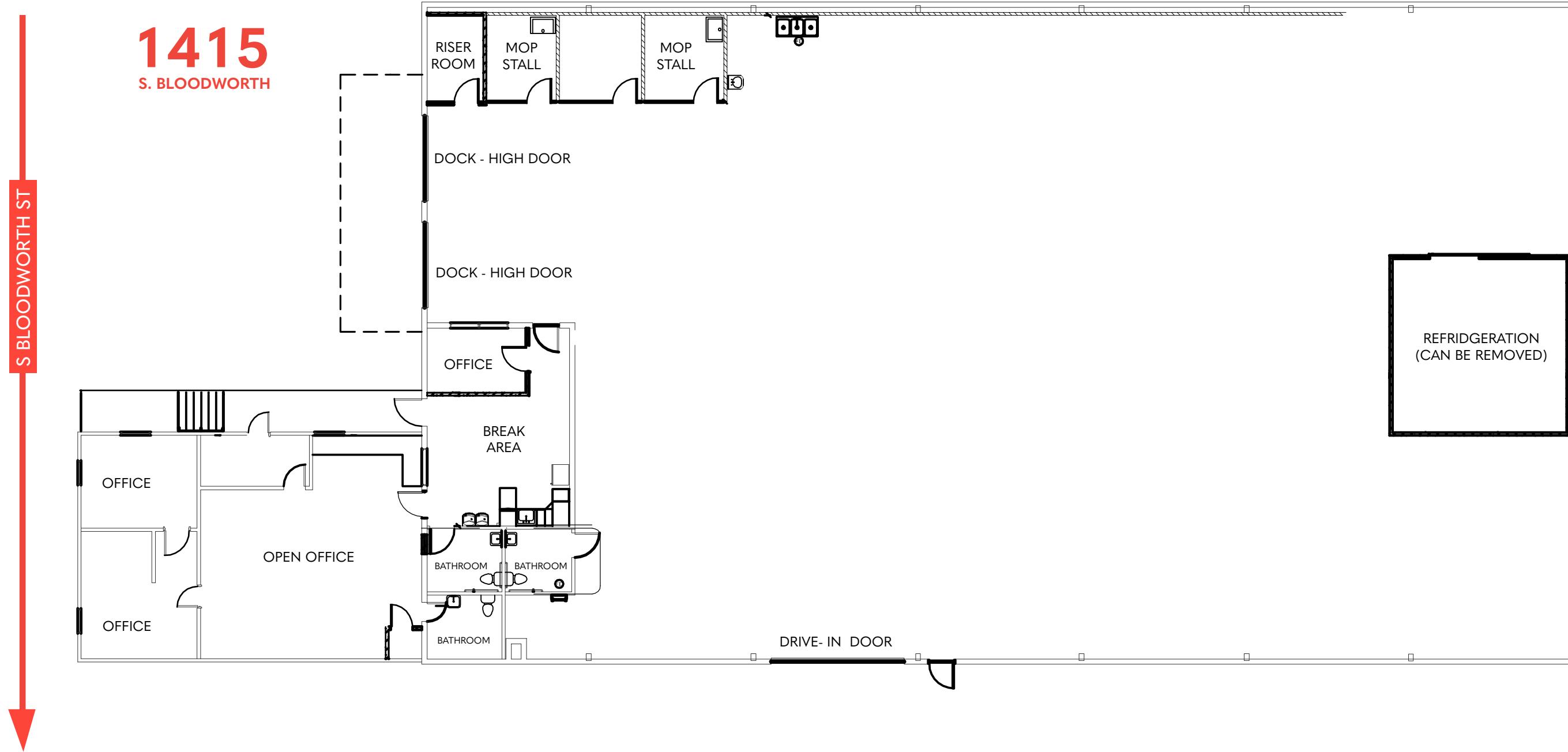
\$14.75 PSF + \$2.60 PSF TICAM

DETAILS

- 1 mile from Downtown Raleigh with close proximity to I-40 Exit 299 Hammond Road
- 17' Clear to beams, 25' to ridgeline
- 2 Dock High Doors
- 1 12'x16' Drive-In Door
- 1.8 AC Fenced Laydown Yard
- Zoned IX-5

YORK

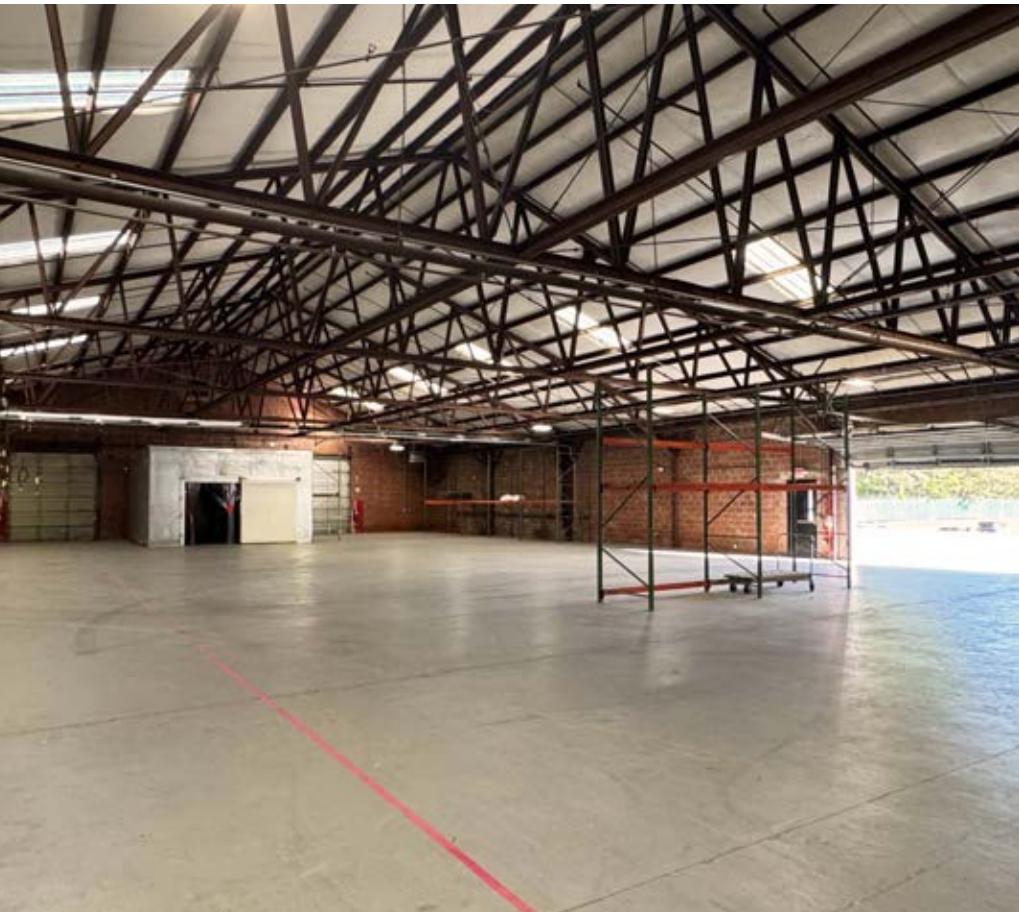






BUILDING PHOTOS

4





**1415 S
BLOODWORTH**

RALEIGH, NC

CITY PROFILE



PEOPLE
PER
SQUARE
MILE
3,191.5



MEDIAN AGE
44.1

AVG. COMMUTE
24.4 MIN

MEDIAN
HOUSEHOLD
INCOME
\$69,720



ACCOLADES

#1 BEST PERFORMING LARGE METRO AREA

Milken Institute • January 2025

#1 BEST CITIES TO DRIVE

Wallet Hub • October 2024

#3 FASTEST GROWING U.S. CITY FOR CONSTRUCTION

CoreLogic • January 2025

#7 FASTEST GROWING CITIES IN THE U.S.

U-Haul • January 2025

#5 FASTEST GROWING HOUSING MARKET

Storage Cafe • August 2024

#4 BEST CITIES FOR HEADQUARTERS

Triangle Business Journal • January 2025

MAJOR GROWTH ON THE HORIZON

DICKERSONBAKKER MAKES THE MOVE • FEBRUARY 2025

"Site plans for DickersonBakker's office building show it will be 17,542 square feet. DickersonBakker will occupy the top two floors. The ground-floor will be leased out, most likely as medical office space. Bakker said there will be some space on the second floor that the firm won't occupy. Instead, it will rent out the space or turn it into coworking space."

<https://www.bizjournals.com/triangle/news/2025/02/21/dickersonbakker-raleigh-office-building-hq-plans.html>

REVITALIZATION NEAR WESTERN BLVD • JANUARY 2025

Raleigh developers have now earmarked the 12.08-acre site for a \$500 million mixed-used "live-work-play" complex...Cityplat recently purchased the 118,000 square-foot property at 4500 Western Blvd for \$14 million."

<https://www.newsobserver.com/news/business/article299023900.html>

RALLIANT HEADQUARTERS • MARCH 2025

"Raleigh is getting a new headquarters as part of a 180-job, \$2.1 million expansion. Ralliant, a planned spin-off of Fortive Corporation (NYSE: FTV), selected the city for its headquarters after a competitive site search.

Kyle Touchstone, director of Raleigh Economic Development, said... 'To come to a new location and basically start from scratch, to build an entire team, to bring in corporate leadership ... all of the support functions ... it's a huge undertaking for a company'"

<https://www.bizjournals.com/triangle/news/2025/03/11/fortive-ralliant-raleigh-headquarters-jobs-hiring.html>

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LEASING

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MARKETING

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YORK PROPERTIES

Brokerage · Property Management · Security
Maintenance · Association Management · Construction
Landscaping · Accounting

ADDRESS

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