



**MOVE-IN READY OFFICE SUITE AVAILABLE**

FOR LEASE OR SALE

**501 Eastowne Drive, Suite 265**

Chapel Hill, NC 27514

**AVISON  
YOUNG**

# Property highlights

Move-in ready office suite available for lease or sale

## Offering Summary

Lease Rate: \$23.00/sf, Full Service

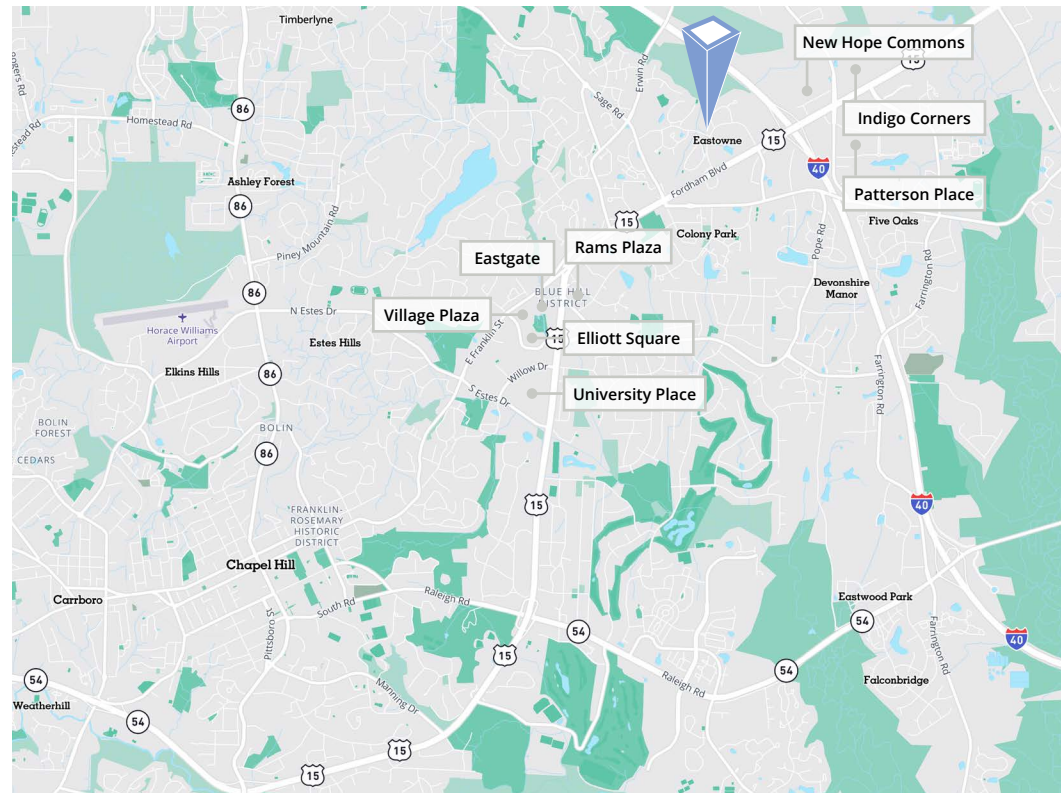
Sale Price: \$525,000

Available SF: 2,064 sf

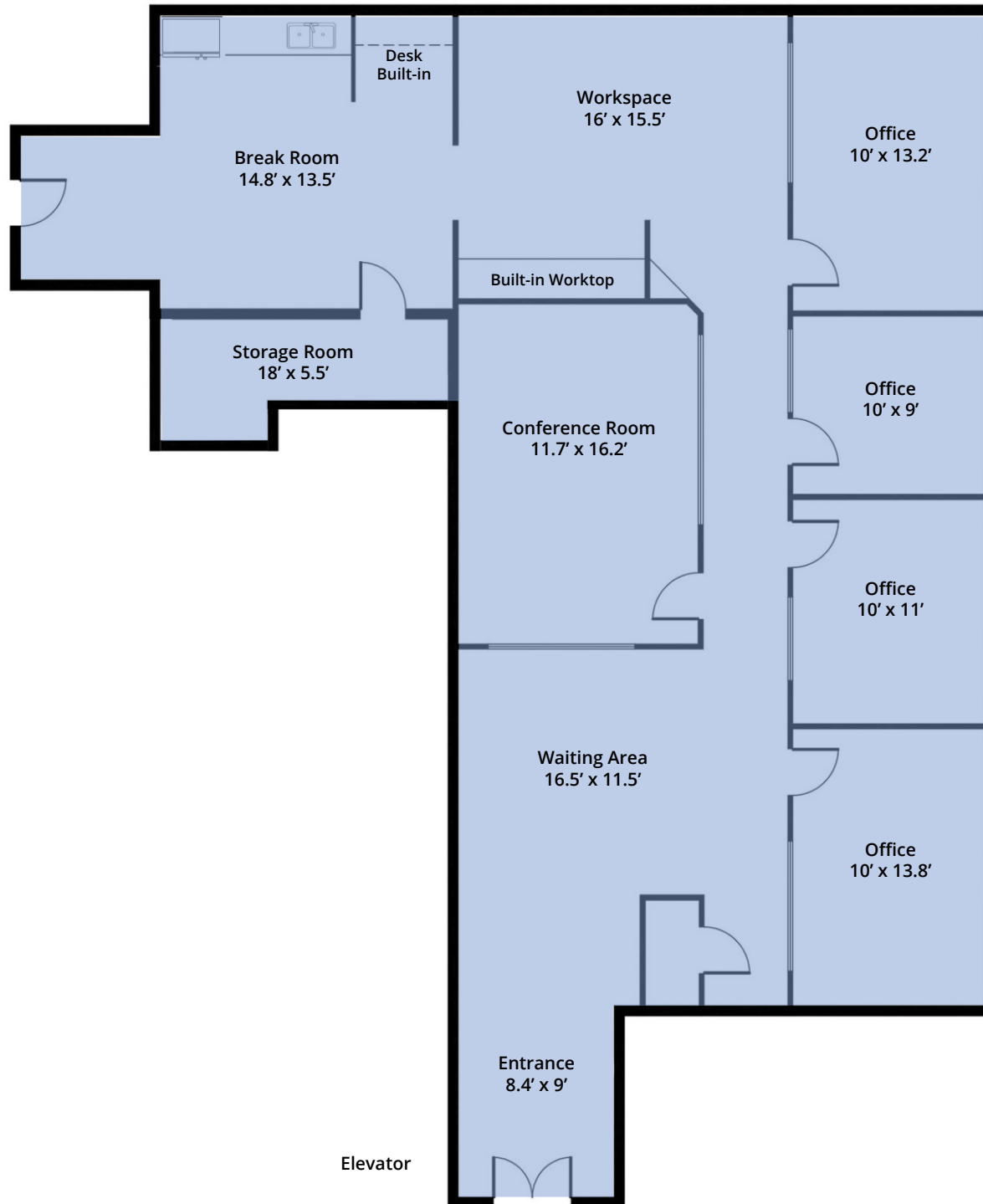
Year Built: 2005

UOA Quarterly Dues: \$1,493.91

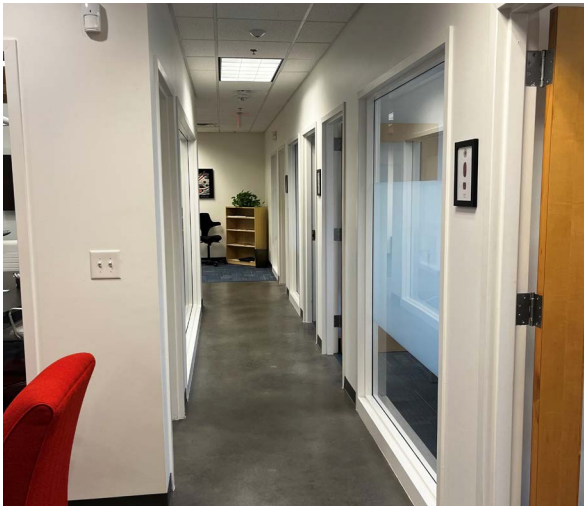
- Efficiently designed office suite featuring a reception/waiting area, conference room, four windowed private offices, break area, and flexible multi-purpose space
- Partially covered parking available
- Secure building access
- Situated within Eastowne Office Park, home to a mix of healthcare-adjacent users, professional services firms, and nonprofit/service organizations
- Excellent accessibility to I-40 and Highway 15/501, with close proximity to Wegmans and nearby retail amenities
- Strong demographics support an affluent and densely populated market, ideal for professional office users



# Floor Plan



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**Photos**

Demographics

**136,533**

Total population  
within a five-mile  
radius

**6,766**

Total businesses  
within a five-mile  
radius

**57,802**

Total employees  
within a five-mile  
radius

**62,467**

Total housing units  
within a five-mile  
radius

**\$163,355**

Avg. hh income  
within a three-mile  
radius

**\$600,544**

Avg. house value  
within a three-mile  
radius



# Let's talk.

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