



PILOT MILL

OFFICE SUITE FOR LEASE

1101 Haynes Street, Raleigh, NC 27604

AGENT

Peter Pace, SIOR · peterpace@yorkproperties.com
919.645.2770



PROPERTY DESCRIPTION

OFFICE FOR LEASE

AVAILABILITY

Suite 107 ± 1,015 RSF

\$34.50 PSF
LEASE RATE

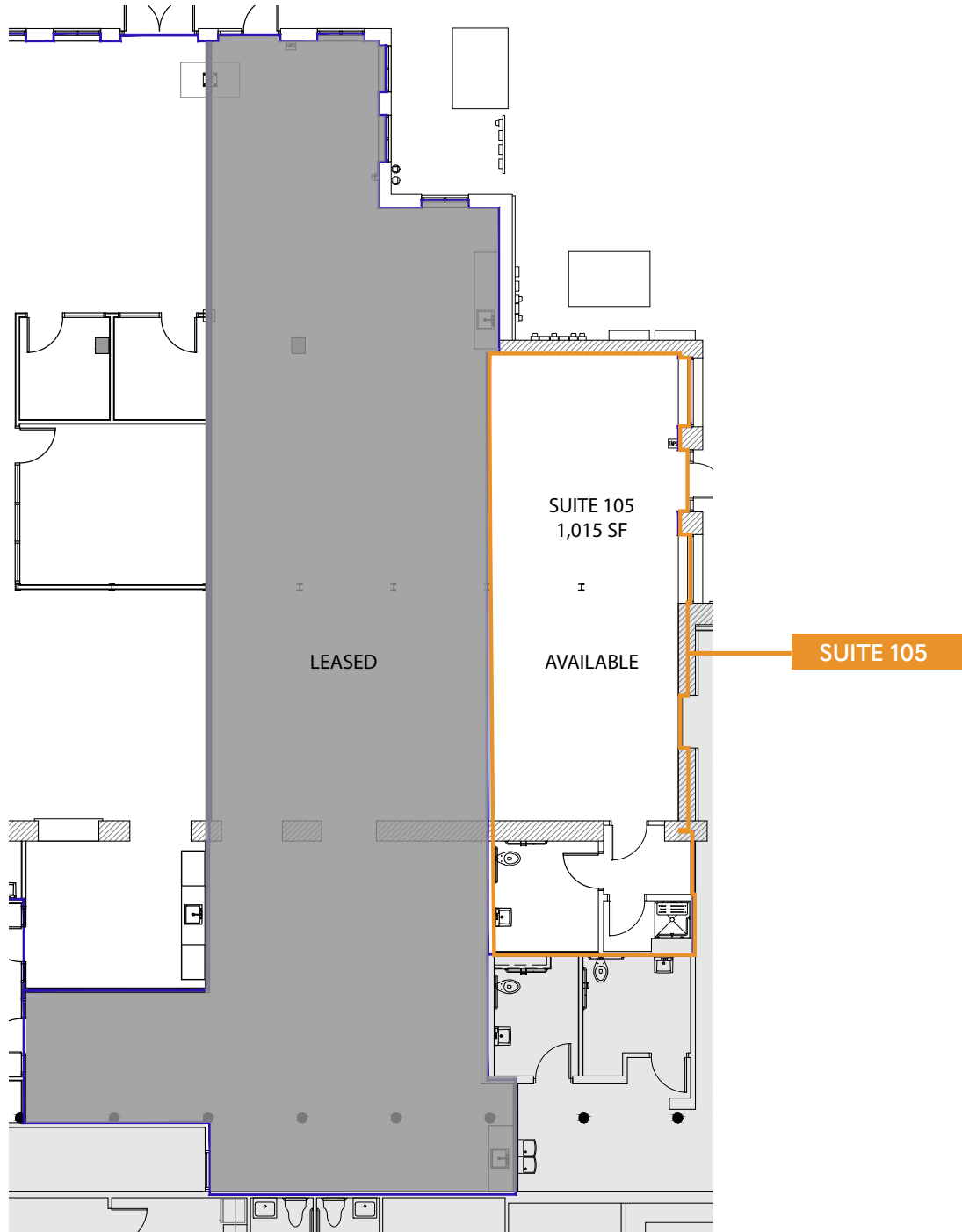
DETAILS

- Located just north of Downtown Raleigh within walking distance to shops and restaurants of Seaboard Station
- On-site parking and common area patios
- Space is mainly open and the Landlord can build to suit the interior to the Tenant’s needs
- 14’ Ceilings
- Available Now





± 1,015 RSF
SUITE 107



RALEIGH ACCOLADES

#1 BEST CITY TO LIVE IN NORTH CAROLINA

Niche · July 2026

#2 BEST STATE CAPITAL TO LIVE IN

WalletHub · February 2026

#4 BEST LARGE METRO FOR SMALL BUSINESSES

Coworking Cafe · April 2026

RALEIGH PROFILE

54%	50.7%	217,866	\$85,395
Bachelor's Degree or Higher	Owner Occupied Housing Unit Rate	Number of Housing Units	Median Household Income
219,004	2.2	23 min.	19.2%
Number of Households	Number of Persons Per Household	Mean Time Travel to Work	Moved since previous year
34.7	\$415,800	5.4%	481,031
Median Age	Median Home Price	Veteran Status	Total Population

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>

PILOT MILL 2026 DEMOGRAPHICS Last updated 8/8/26

 MILE RADIUS	 POPULATION	 HOUSEHOLDS	 HOUSEHOLD INCOME	 DAYTIME POPULATION
1	15,656	9,101	\$139,484	16,789
3	110,960	48,917	\$109,413	103,066
5	252,880	111,073	\$99,324	180,061

PILOT MILL

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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