

2 MILES TO
NORTH HILLS

440

HOLLY PARK

BURGERFI ULTA STAPLES THE JOINT chiropractic
The Melting Pot PET SUPPLIES PLUS TREK
TRADER JOE'S ROSS DRESS FOR LESS PLADA

MIDTOWN EAST

Wegmans Starbucks CAVA
PetPeople TORCHYS crumbl
myeyeDR drybar STRETCH
WAXING THE CITY CLUB PILATES

MIDTOWN CORNER

SUPERSTORE ACTIVATE Chick-fil-A
FIRST WATCH Petfolk FIFTH THIRD
WHATABURGER PAPA JOHN'S JJ

CREEKSIDE CROSSING

Planet Fitness Arby's McDonald's
T-Mobile
DOLLAR TREE MIDTOWN BIOCENTER

WAKE TOWNE DRIVE

EAST SIX FORKS ROAD

WAKE FOREST ROAD

COSTCO WHOLESALE

SITE

ATLANTIC AVENUE

508 & 512 CREEKSIDE DRIVE RALEIGH, NC 27609

FOR SALE OR LEASE
±2.86 AC | ±6,412 SF

DOCK 1053

±210,000 SF
RETAIL/OFFICE

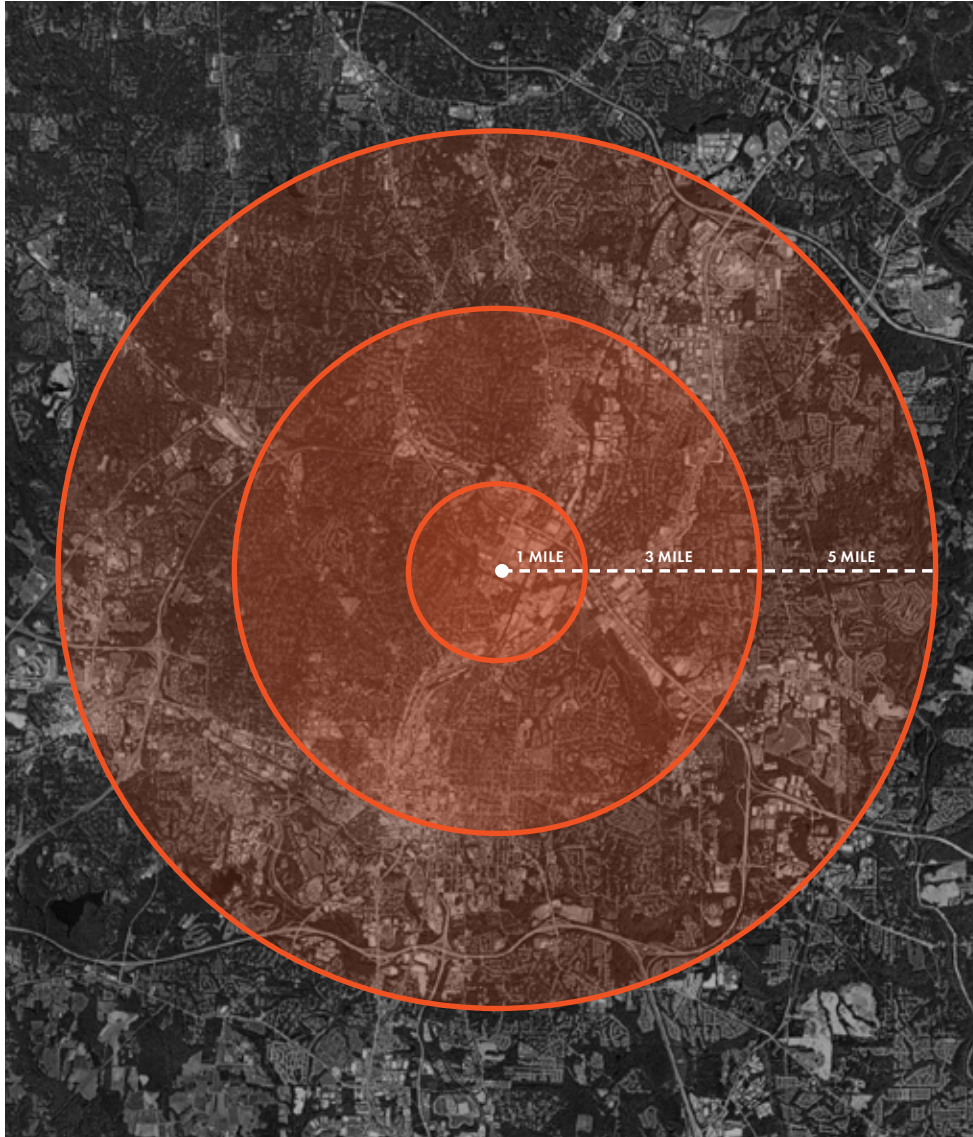
RIW

±240,000 SF
RETAIL/OFFICE
219 APARTMENTS

FOUNDRY
COMMERCIAL

FOR SALE OR LEASE | ±2.86 AC | ±6,412 SF

508 & 512 CREEKSIDE DRIVE, RALEIGH, NC 27609



DEMOGRAPHICS

1 MILE RADIUS

 **8,642**
ESTIMATED POPULATION

 **35.7**
MEDIAN AGE

 **\$113,198**
MEDIAN HOUSEHOLD INCOME

 **14,560**
TOTAL EMPLOYEES

 **\$733,279**
MEDIAN HOME VALUE

3 MILE RADIUS

 **104,425**
ESTIMATED POPULATION

 **36.4**
MEDIAN AGE

 **\$114,451**
MEDIAN HOUSEHOLD INCOME

 **100,070**
TOTAL EMPLOYEES

 **\$677,139**
MEDIAN HOME VALUE

5 MILE RADIUS

 **266,142**
ESTIMATED POPULATION

 **35.1**
MEDIAN AGE

 **\$99,554**
MEDIAN HOUSEHOLD INCOME

 **188,932**
TOTAL EMPLOYEES

 **\$570,539**
MEDIAN HOME VALUE

AREA RETAILERS



FOR MORE INFORMATION, PLEASE CONTACT:

JAMES MATTOX | **919.602.6324**

James.Mattox@foundrycommercial.com

Licensed Real Estate Broker

ROSS DIACHENKO | **336.337.3162**

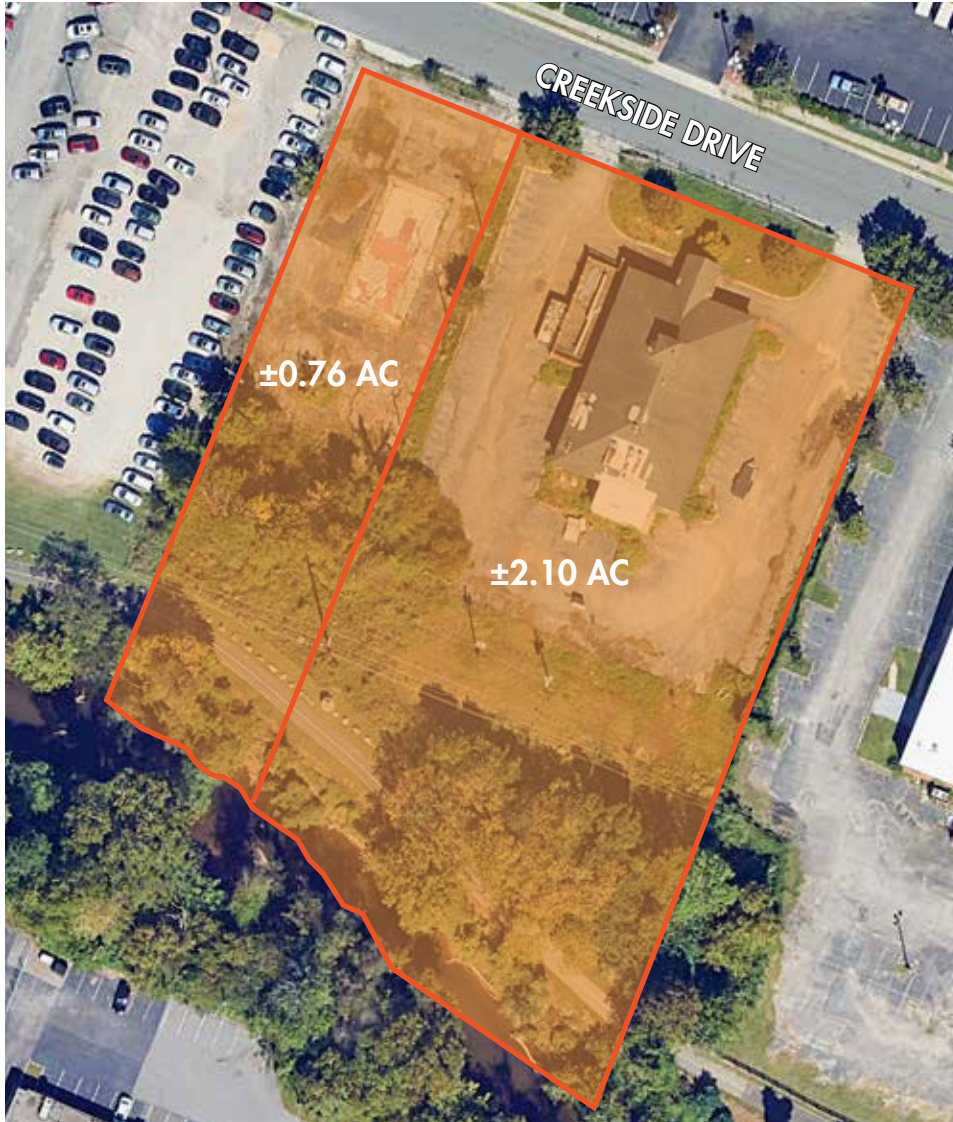
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PROPERTY FEATURES

- Rare opportunity in one of Raleigh's busiest retail corridors
- Excellent traffic counts on Wake Forest Road with 26,000 VPD
- Surrounded by strong performing national anchor tenants including Costco, Wegmans, and Trader Joe's
- Benefits from proximity to transformative mixed-use projects including Iron Works, East End Market, and Midtown Exchange
- Affluent demographics with strong daytime population of over 100,000 employees in a 3 mile radius
- Close proximity to North Hills, Downtown Raleigh, and several of Raleigh's most established residential neighborhoods
- Less than 1 mile from I-440 and Duke Raleigh Hospital with over 200 beds

PROPERTY INFORMATION

WAKE COUNTY PINS 1715123147, 1715124192

ZONING CX-3 ([City of Raleigh UDO](#))

TRAFFIC COUNTS

EAST SIX FORKS ROAD 17,500 VPD

WAKE FOREST ROAD 26,000 VPD

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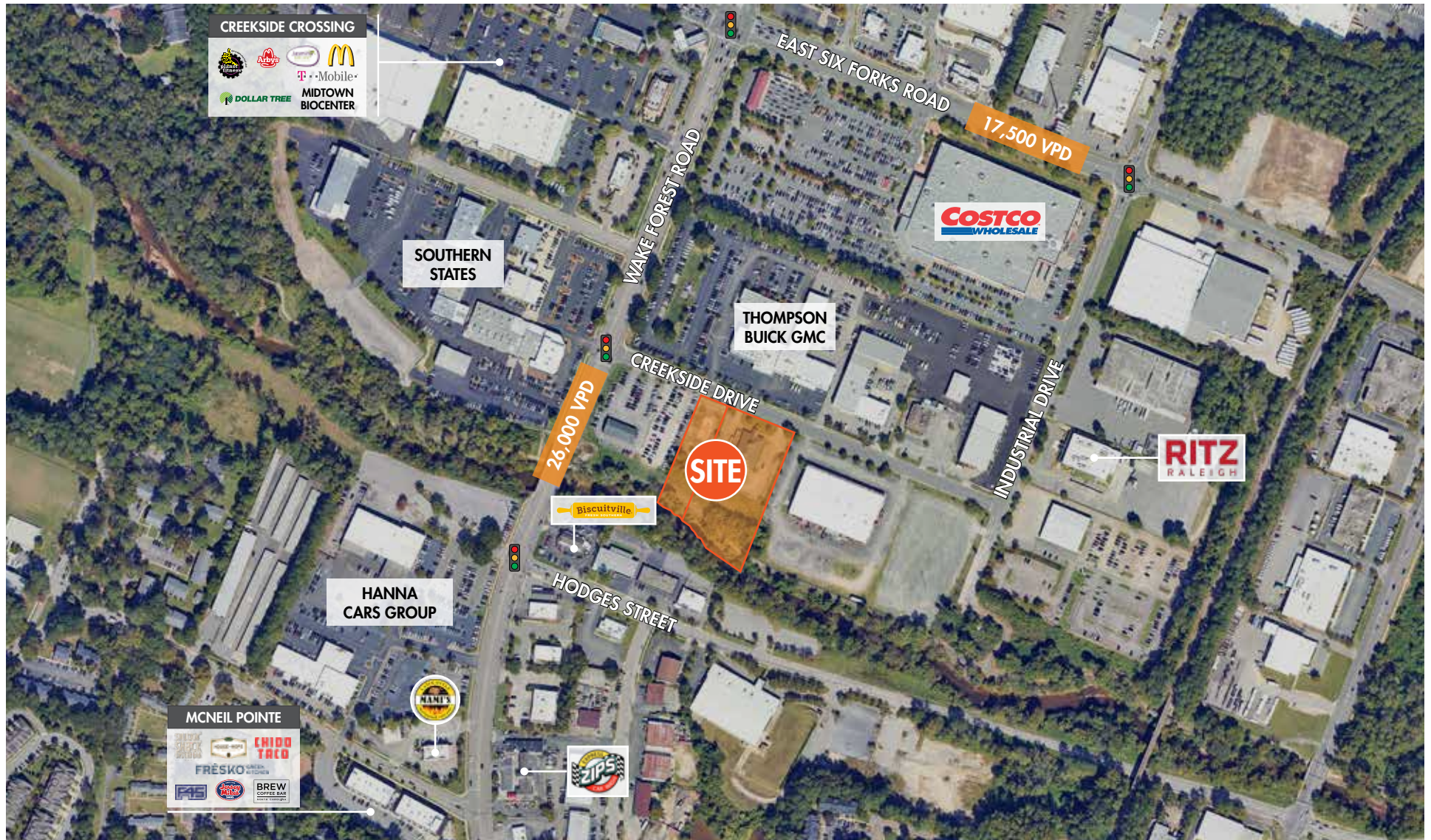
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