

OFFICE BUILDING FOR LEASE

# Sky Center

142 Paraclete Dr, Raeford, NC 28376



*for more information*

PATRICK MURRAY, CCIM, SIOR

Principal / Broker in Charge

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REAL ESTATE, LLC

COMMERCIAL AND INVESTMENT BROKERAGE

150 N. McPherson Church Rd | Fayetteville, NC 28303 | [www.grantmurrayre.com](http://www.grantmurrayre.com)

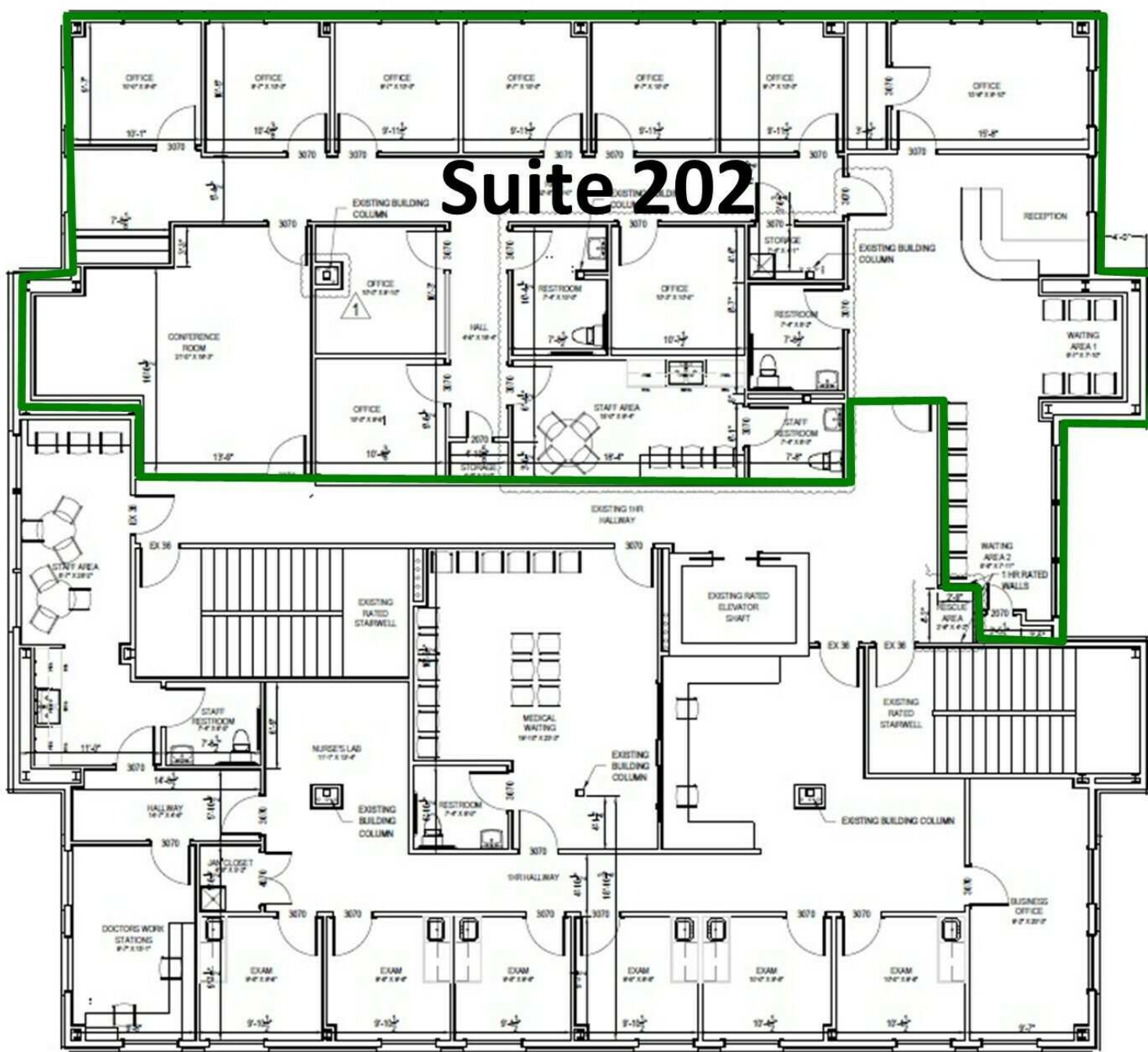


# PROPERTY OVERVIEW

|                        |   |
|------------------------|---|
| <b>Available SF:</b>   | Suite 202 - 3,100 SF<br>Suite 301 - 6,500 SF                            |
| <b>Lease Rate:</b>     | \$26 SF/yr (NNN)  |
| <b>Year Built:</b>     | 2014  |
| <b>Building Size:</b>  | 19,200 SF   |
| <b>Parking Spaces:</b> | 72 spaces   |
| <b>Zoning:</b>         | HC- Highway Commercial  |
| <b>Walk Thru Video</b> | <a href="https://youtu.be/GoU6dVsTG_k">https://youtu.be/GoU6dVsTG_k</a> |

## property description

The Sky Center is a 19,200 SF Class A office building offering high-end medical and professional office suites just off Hwy 401 near Raeford, NC. In addition to a fully built-out 6,500 SF medical office on the third floor, the second floor has a recently upfitted space available: Suite 202 with 3,100 SF. The second-floor suite feature modern layouts with multiple private offices, welcoming reception areas, patient or client waiting rooms, breakrooms, and dedicated restrooms—ideal for general office or medical users seeking a polished, move-in ready environment. The third-floor suite is configured for healthcare delivery with eight exam rooms, a large therapy suite, occupational therapy room, two physician offices, a triage room, and an X-ray room with adjacent control area. A spacious waiting area, dual check-in/check-out reception, staff lounge, laundry room, and IT/server room round out the offering, creating a comprehensive healthcare setting.



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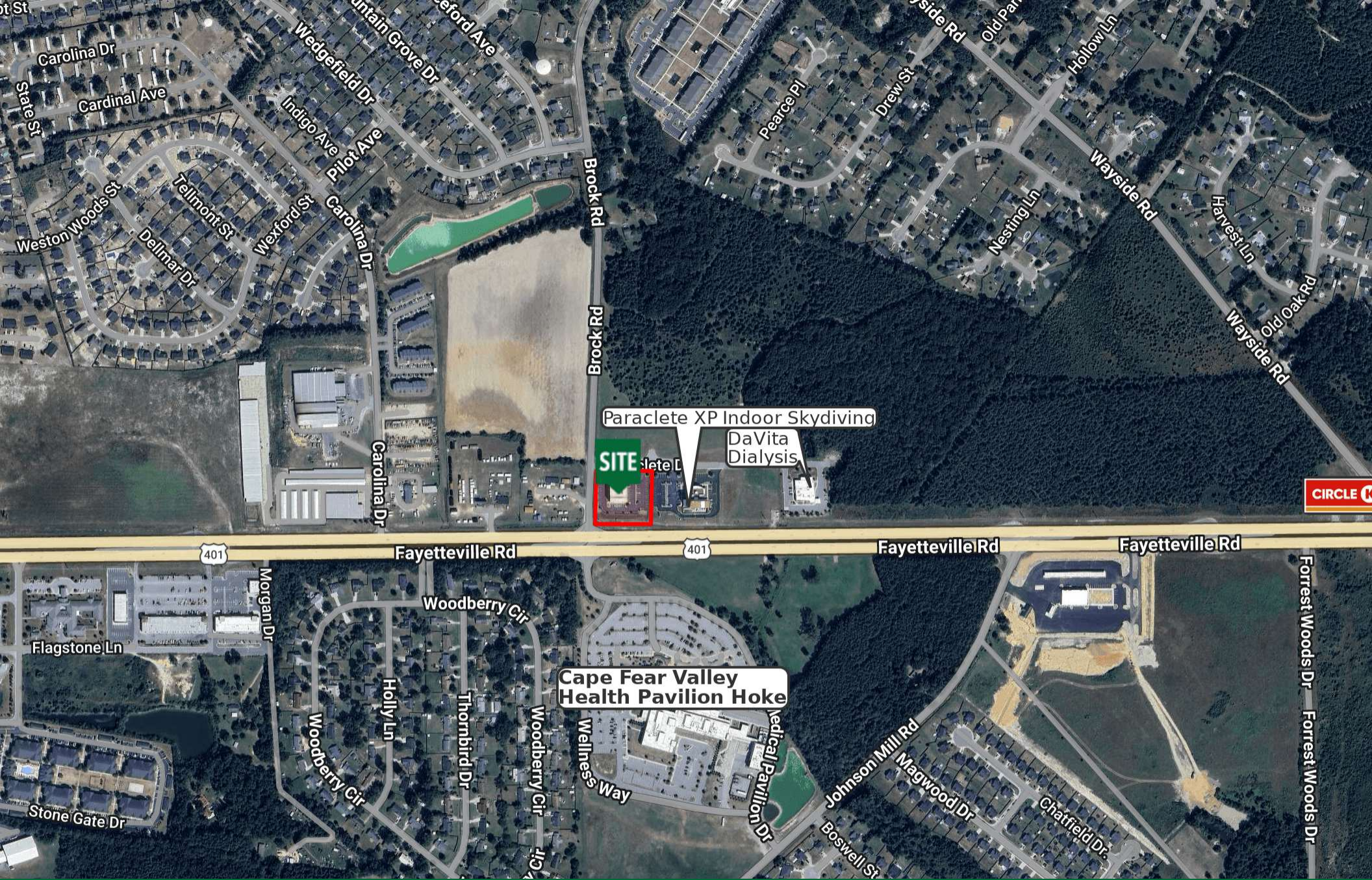


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Paraclete XP Indoor Skydiving

DaVita Dialysis

SITE

Cape Fear Valley Health Pavilion Hoke

for more information

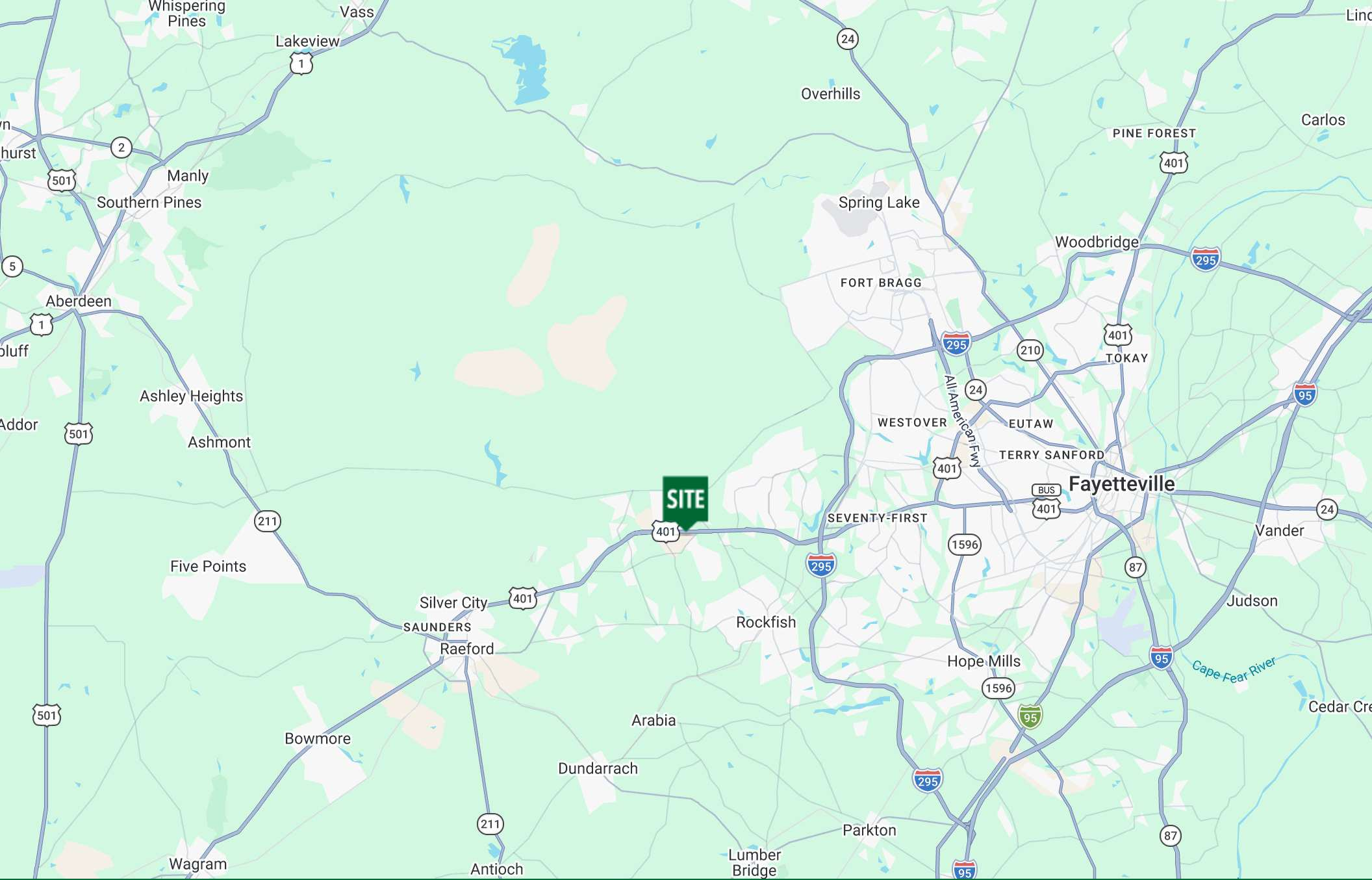
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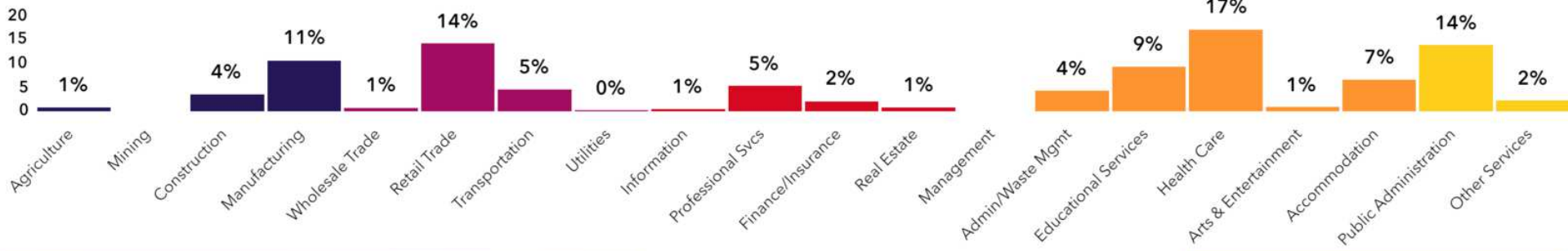


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Map data © Google



27,430  
Total Population



## Population

20,035  
Daytime Population



\$75,862  
Median HH Income



## Income

\$32,980  
Per Capita Income



9,513  
Total Households



## Housing

10,206  
Total Housing Units



\$235,814  
Median Home Value



## Homes

68.3%  
Home Ownership



32.7  
Median Age



## People

Up and Coming Families  
Tapestry Segment



# Demographics

142 Paraclete Drive, Raeford, North Carolina,  
28376



4%

No HS Diploma



25%

HS Graduate



41%

Some College



30%

Degree or Higher

for more information

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Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2024 and 2028



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