



2310 MYRON DRIVE

RALEIGH, NC

MEDICAL SPACE FOR LEASE

Up to 4,702 SF

york

LISTING BROKER

Thomas Goodwin · 919.645.2762

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PROPERTY DETAILS

2310 Myron Drive, Raleigh, NC 27607

AVAILABILITY

± 2,112 - 4,702 Total RSF

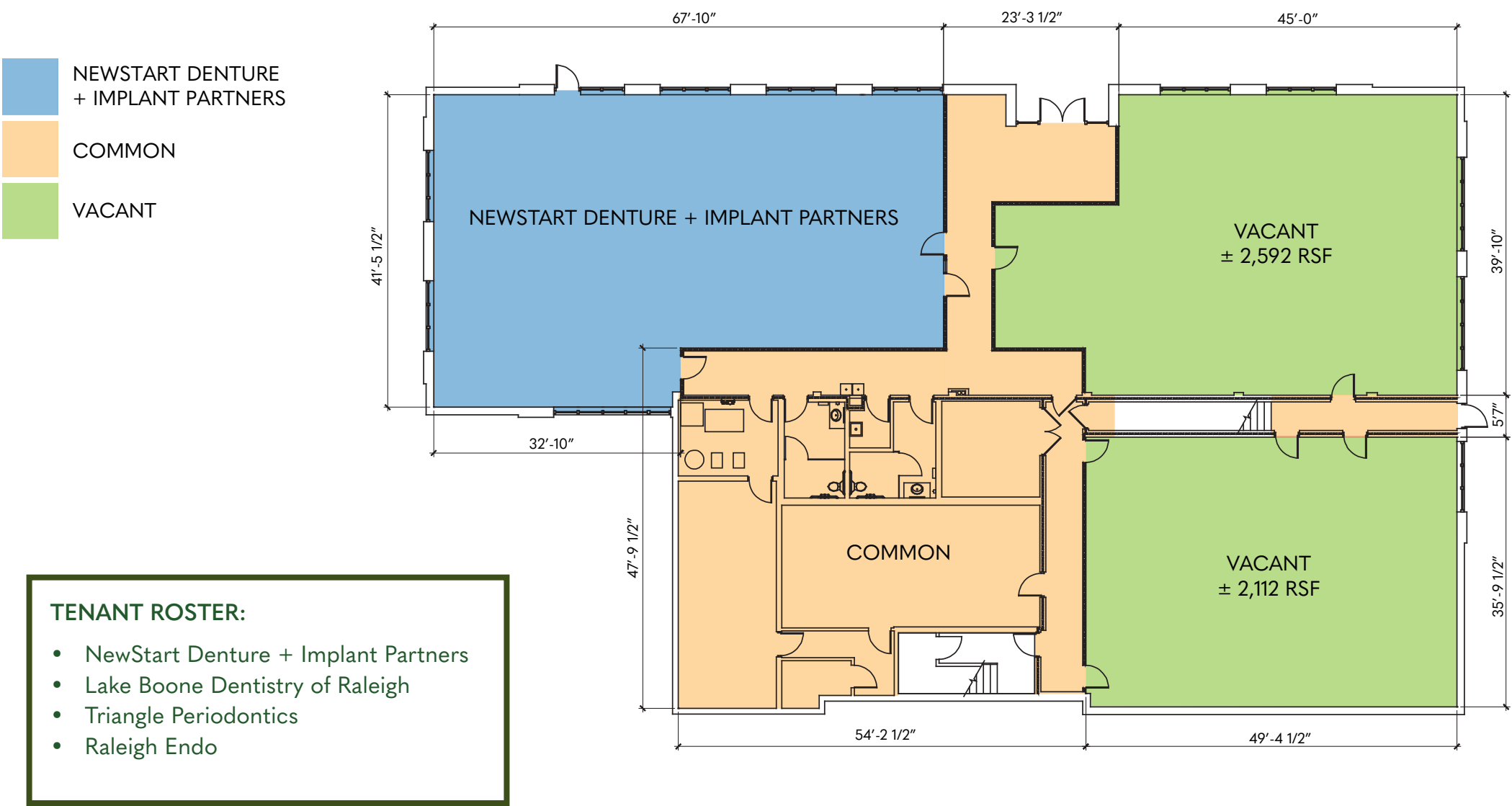
(If combined)

LEASE RATE

\$22.50 PSF | Full Service

DETAILS

- Offers direct visibility to the I-440 beltline and quick access to I-40
- Ground level suite
- Exterior building signage potential
- Remodeled common areas & monument signage
- Freshly repaved & striped parking lot
- Warm shell condition
- Zoning: OX-3
- Parking: Lower level ± 30, Upper ± 45







MEREDITH COLLEGE

- HILLSBOROUGH STREET EATS**
- Chipotle
 - Cup A Joe
 - Neomande Mediterranean
 - Playa Bowls
 - Raising Canes
 - Raleigh Brewing Company
 - Shahrazad Hookah & Coffee
 - Snoopy's Hot Dogs
 - Waffle House

MARTIN MIDDLE SCHOOL

2310 MYRON DRIVE

NC MUSEUM OF ART

REXWOODS MEDICAL PARK

- LAKE BOONE S/C**
- Food Lion, Chick-fil-A, McDonalds, Village Deli

PANERA BREAD

- MARKETPLACE AT LAKE BOONE**
- Buffalo Brothers Pizza & Wings, Guasaca Arepa & Salsa Grill, The Oak Kitchen, Vic's Italian

UNC REX HOSPITAL

LAKE BOONE TRAIL

BLUE RIDGE ROAD



ABOUT THE PROPERTY

2310 Myron Drive, Raleigh, NC 27607

This property is situated in a highly desirable area of Lake Boone Trail between I-440 and Blue Ridge Road. Within walking distance of banks, retailers and over a dozen restaurants it is also mere minutes away from the North Carolina Museum of Art and its vast outdoor green areas, as well as the UNC Rex Hospital Campus

West Raleigh from the Lake Boone Trail / Blue Ridge corridor to Western Boulevard and along Wade Avenue is a highly desirable submarket. Location tops the list as this area offers easy access for employees and that live both near and far as 40/Wade Ave intersects with the 440 Beltline.

Businesses and their customers enjoy convenient travel time to North Hills, downtown Raleigh, RDU Airport etc.

2026 DEMOGRAPHICS REPORT

Population



1 Mile	3 Miles	5 Miles
7,022	88,688	241,845

Average Household Income

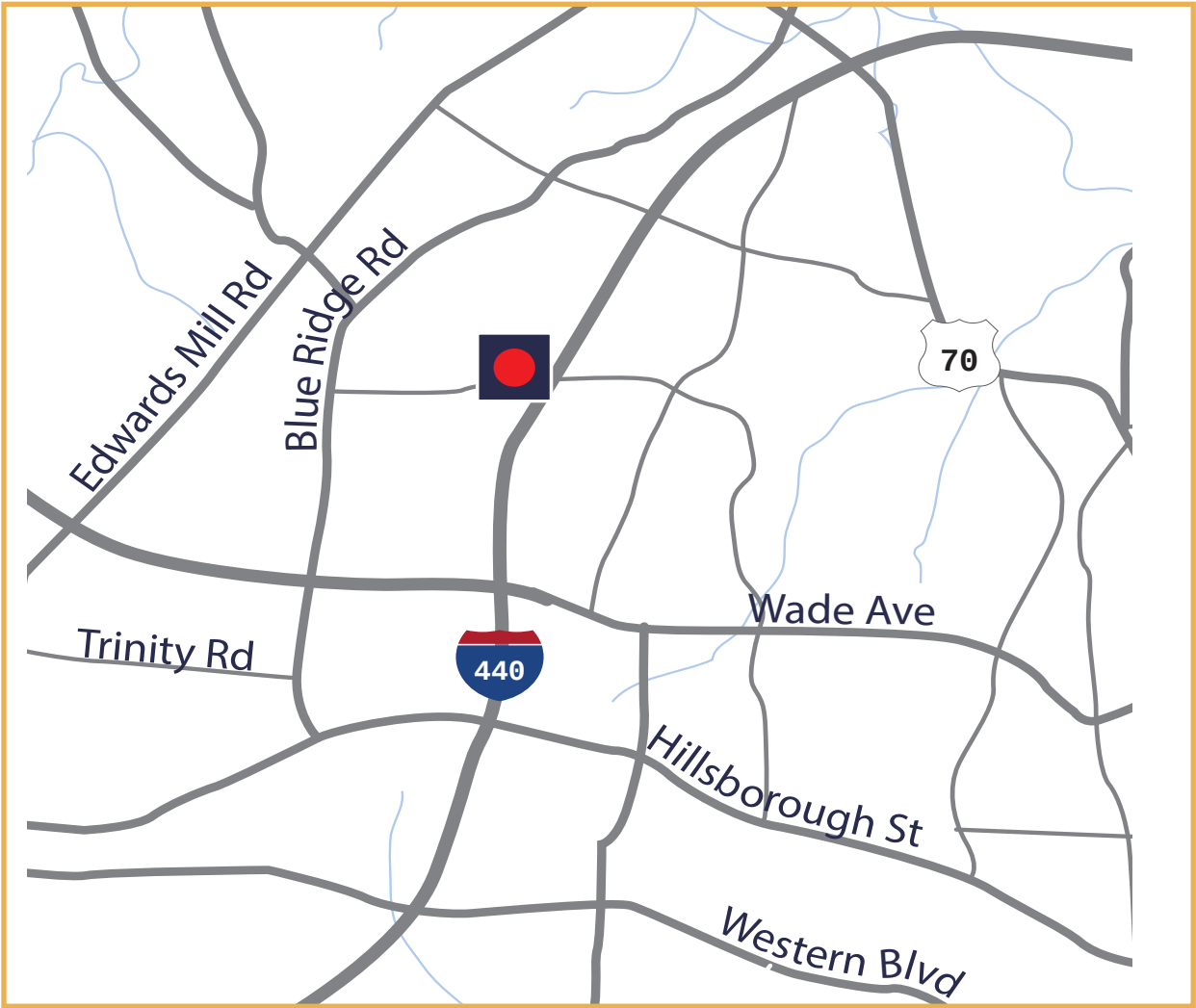


1 Mile	3 Miles	5 Miles
\$123,967	\$111,652	\$106,004

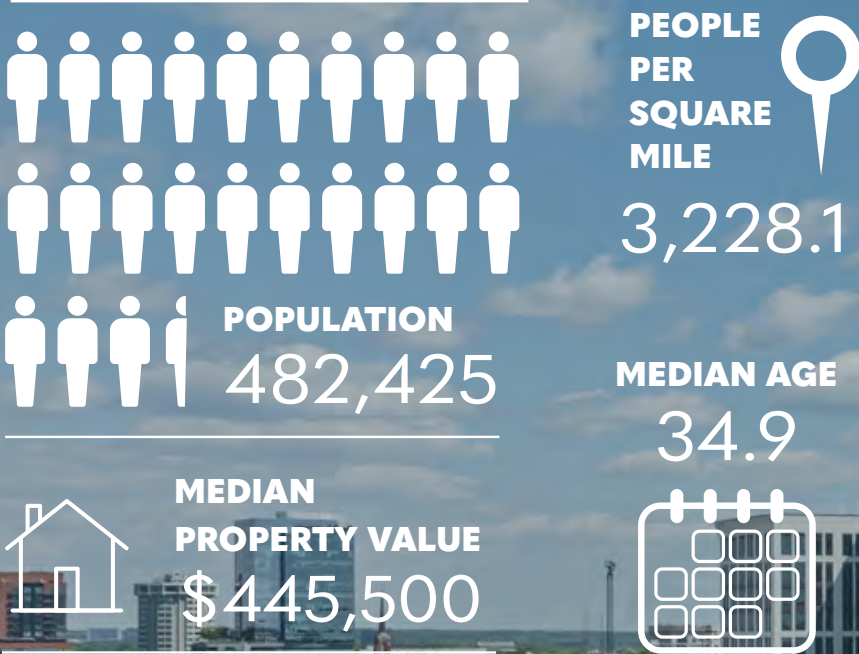
Employees



1 Mile	3 Miles	5 Miles
7,025	60,578	176,320



RALEIGH, NC | CITY PROFILE



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LEASING

Thomas Goodwin
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MARKETING

Gardenia Buendia
gardeniabuendia@yorkproperties.com

YORK PROPERTIES

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

ADDRESS

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ONLINE

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