



ENDCAP RETAIL SPACES FOR LEASE

**440 EAST**

3573 - 3591 MAITLAND DR

**ATLAS STARK**



# PROPERTY SUMMARY

Retail and F&B endcap suites for lease located at 3573 and 3591 Maitland Drive within 440 East. The Property is conveniently located at the New Bern Ave / I-440 (Beltline) interchange, blocks from WakeMed Hospital and minutes from Downtown Raleigh. The Property features a newly renovated exterior. 3573 Maitland Dr is ideal for retail, while 3591 Maitland Dr is ideal for food and beverage concepts.

## HIGHLIGHTS

- Located right off the I-440 Beltline, on New Bern Avenue
- Available Now
- Ample Parking
- Mix of F&B and Retail
- 2<sup>nd</sup> Generation Restaurant Space - 3591 Maitland - 2,055 SF

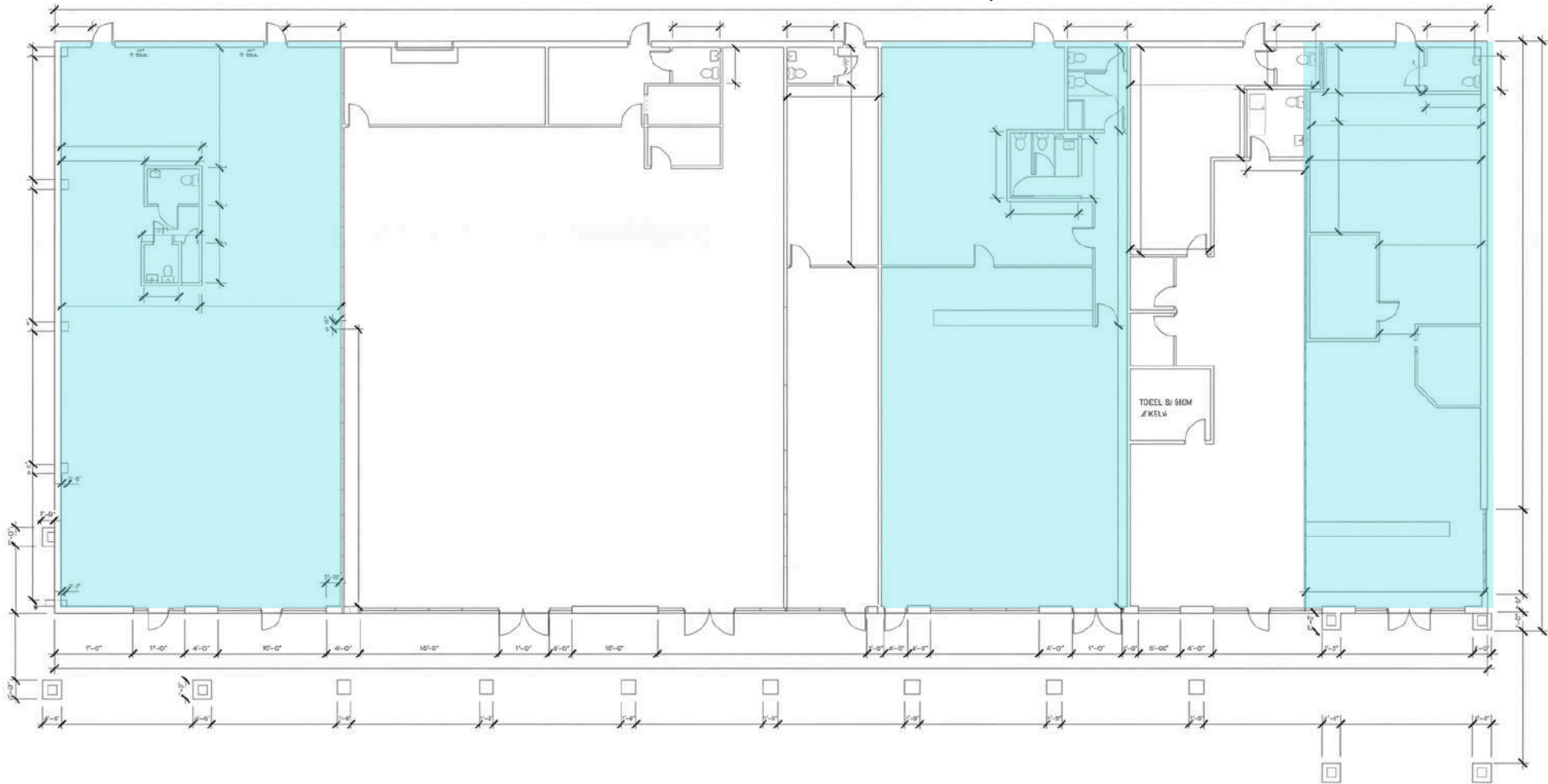
ADDRESS	3573 Maitland Dr	3587 Maitland Dr	3591 Maitland Dr
SIZE	3,267 SF	2,800 SF	2,055 SF
MONTHLY RENT	\$30.00 PSF NNN	\$30.00 PSF NNN	\$35 PSF NNN
TICAM	\$4.00 PSF	\$4.00 PSF	\$4.00 PSF
SPECS	Renovated Retail	2 <sup>nd</sup> Gen Restaurant	2nd Gen Restaurant

# FLOOR PLAN

**3573 MAITLAND**  
**3,267 SF**

**3587 MAITLAND**  
**2,800 SF**

**3591 MAITLAND**  
**2,055 SF**



# RENDERINGS

3573 Maitland

3591 Maitland



# AERIAL MAP



**DOWNTOWN RALEIGH**



**ENLOE HIGH SCHOOL**



**WAKEMED RALEIGH CAMPUS**

**SITE**

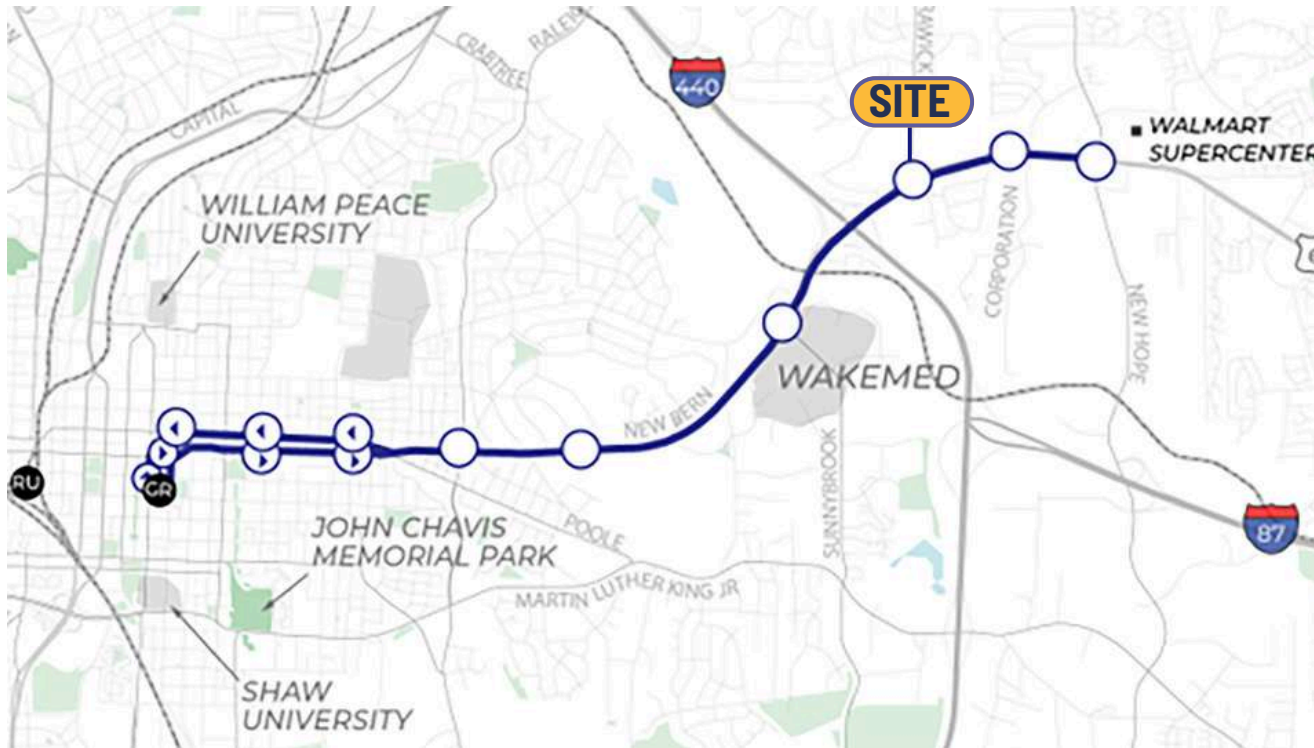
130,000 ADT

51,340 ADT



# WAKE BRT - NEW BERN AVE

The Wake BRT - New Bern Avenue project is currently under construction, **extending from Downtown Raleigh to New Hope Road**. The 5-mile corridor will include 19 new station platforms and 3.3 miles of dedicated bus lanes, **improving travel times and accessibility along one of the city's busiest routes**. With service planned to connect key destinations such as WakeMed and nearby shopping centers, the project will bring enhanced public transit right to New Bern Avenue, supporting continued growth and connectivity in East Raleigh.



## HIGHLIGHTS

- Corridor: Downtown Raleigh → New Hope Rd (≈ 5.1 miles)
- Stations: 19 BRT platforms with upgraded shelters and real-time info
- Dedicated Lanes: 3.3 miles for faster, more reliable bus service
- Signal Priority: Keeps buses moving through traffic lights
- Major Stops: Downtown, WakeMed, and New Bern Ave shopping centers
- Status: Under construction now  
- Raleigh's first BRT corridor

# CONTACT

Tyler Christensen, Broker

(C) 828.999.9459

(O) 919.289.1338

tchristensen@atlasstark.com

Ruffin Jones, Broker

(C) 919.602.6571

(O) 919.289.1338

ruffjones@atlasstark.com



Atlas Stark Holdings LLC

1020 E Whitaker Mill Rd, Suite 110

Raleigh, NC 27608

