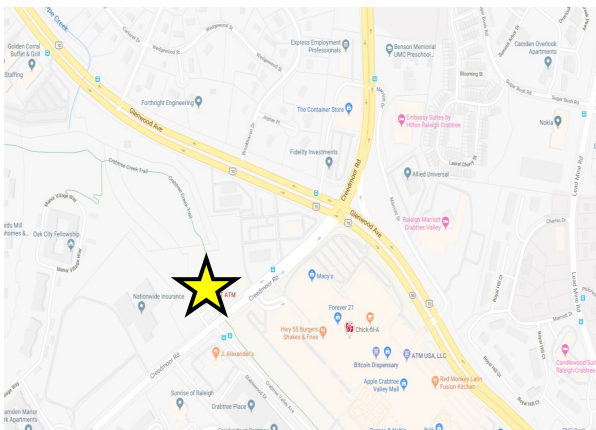


**4409 Creedmoor Rd.
Raleigh, NC 27609**

FOR SUBLEASE



Property Information:

- 2,400 Sq/Ft
- Former Bank Branch
- 22,000 VPD on Creedmoor Rd
- Located across street from Crabtree Valley Mall
- Stoplight intersection
- Lease Expiration: 6/30/2027

Economics:

- Rent: \$21/ SF - NNN

DEMOGRAPHICS	1-Mile	3-Mile	5-Mile
Population	11,026	82,622	220,364
Avg. HH Income	\$102,565	\$111,615	\$103,304
Number of Households	5,702	39,622	99,673

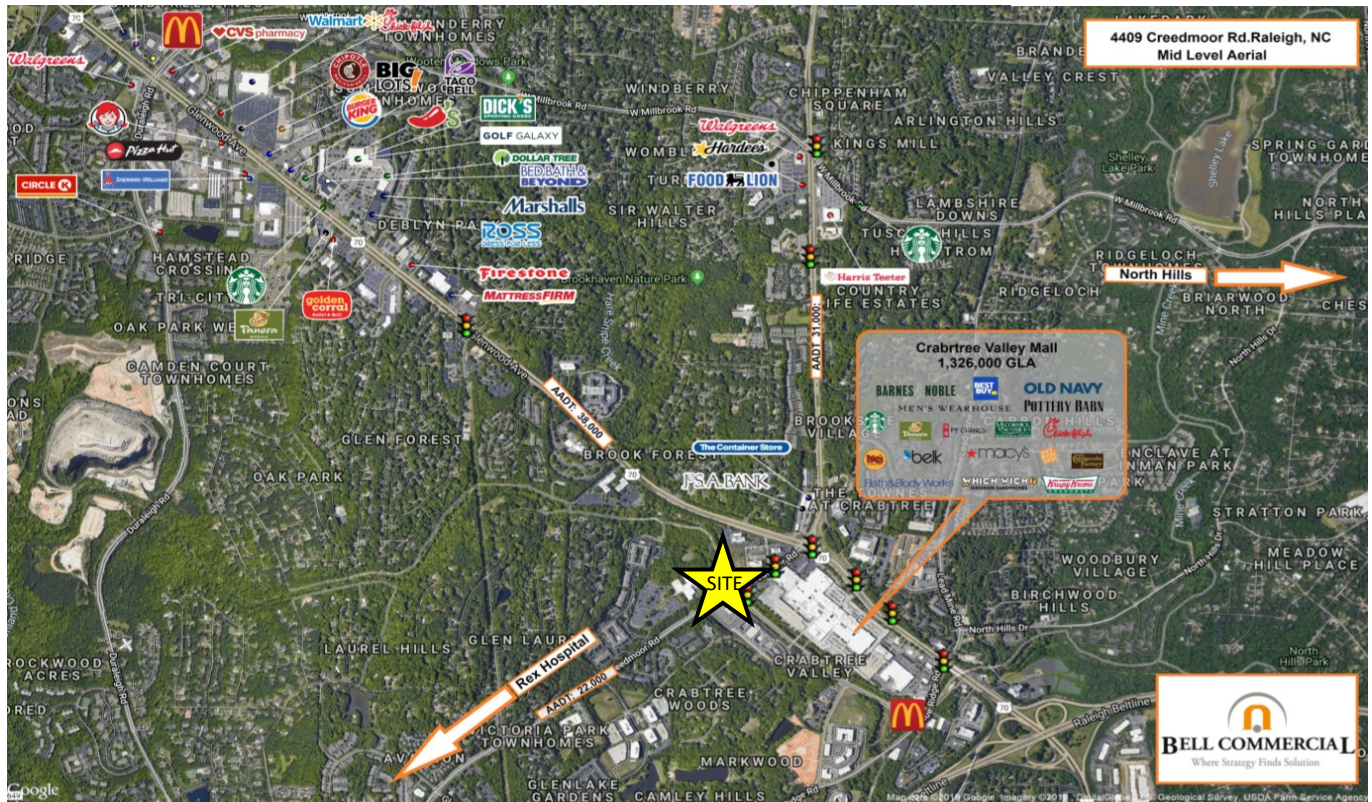
For More Information Contact:

Henry Carrison – 336.451.5949
Henry@BellCommercial.net

Tre Vaughn – 336.429.0089
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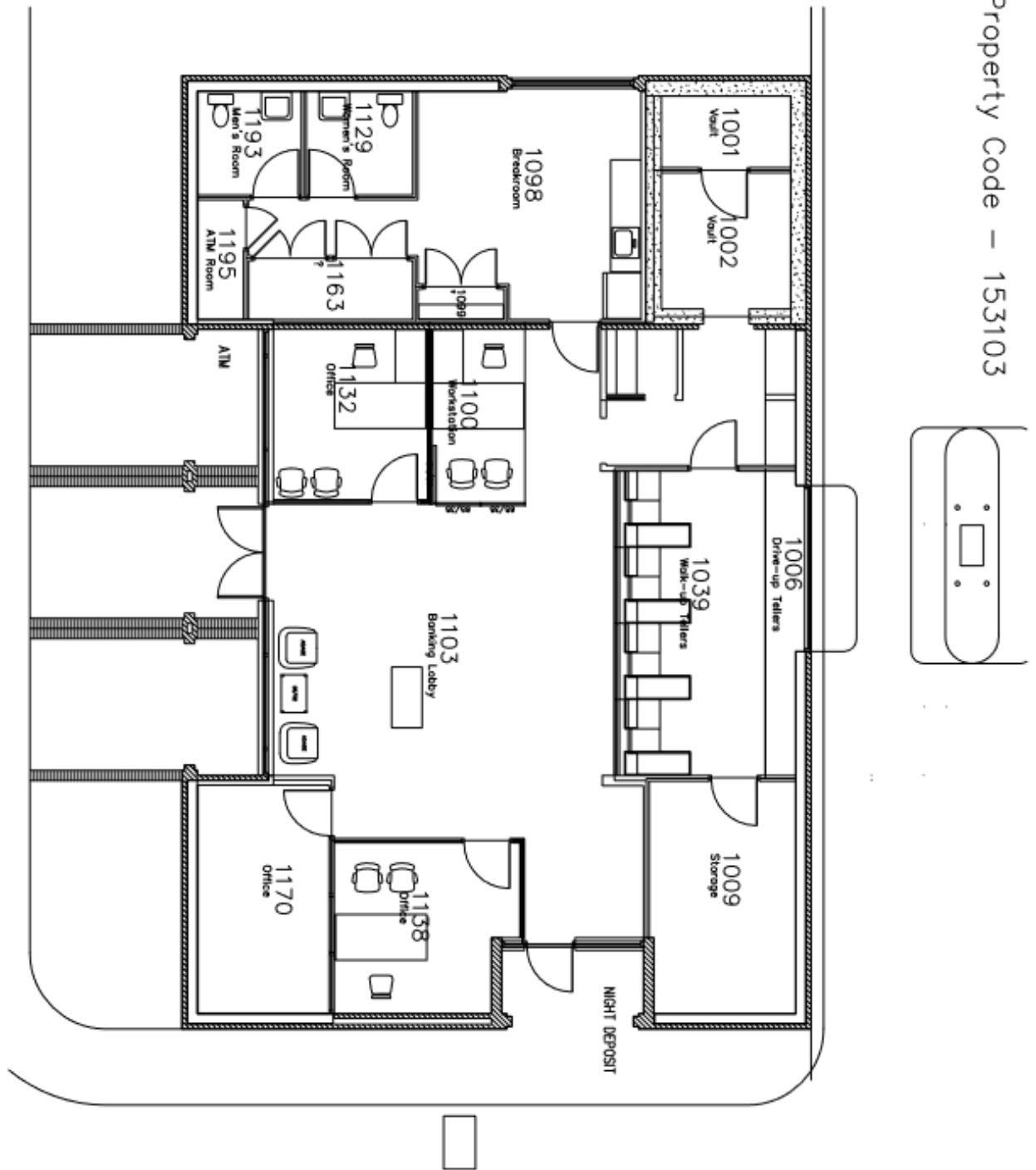
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