

FOR LEASE

3110 EDWARDS MILL ROAD
Raleigh, NC 27612



**CAPITAL
ASSOCIATES®**

3110 EDWARDS MILL ROAD

Raleigh, NC 27612

PROPERTY TYPE	Office
BUILDING SIZE	45,000 SF
YEAR BUILT	1998
COUNTY	Wake
LOCATION	Raleigh, NC
FLOORS	3



TRIPP BRADSHAW

919.749.0004 (c)

919.233.9901 (o)

tbradshaw@capitalassociates.com

capitalassociates.com

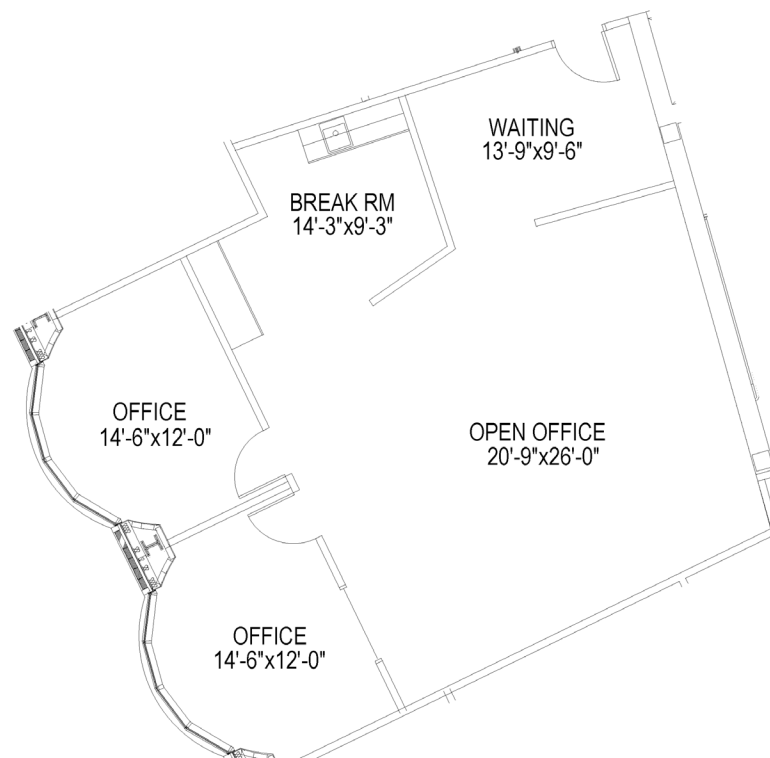
3110 EDWARDS MILL ROAD

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AVAILABLE
February 2027

Second Floor
Suite 201

1,362 SF



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ABOUT

3110 Edwards Mill is a 45,700 SF three-story, brick and glass Class A office building featuring prime exposure at the second-floor elevator lobby. Located in West Raleigh, the building is convenient to nearby dining, banking and retail services and minutes from RDU International Airport.

Walk Score®



66

SOMEWHAT WALKABLE

Some errands can be accomplished on foot



36

SOME TRANSIT

A few nearby public transportation options



59

BIKEABLE

Biking is convenient for most trips.



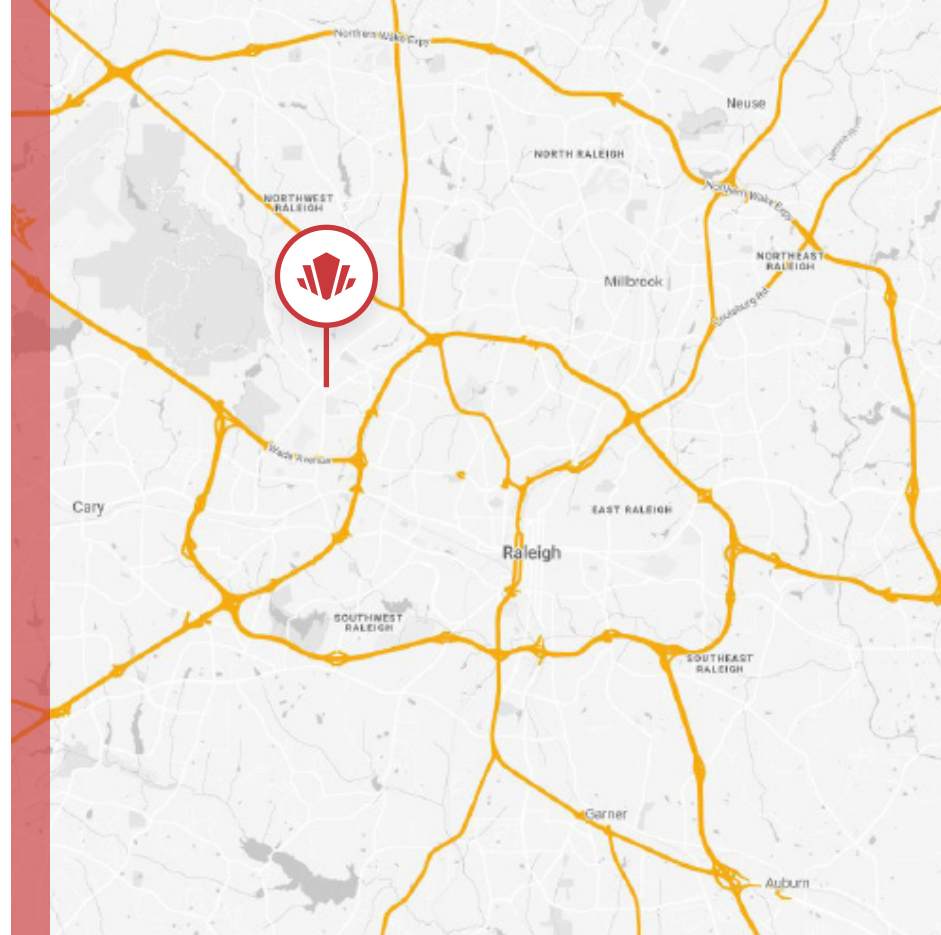
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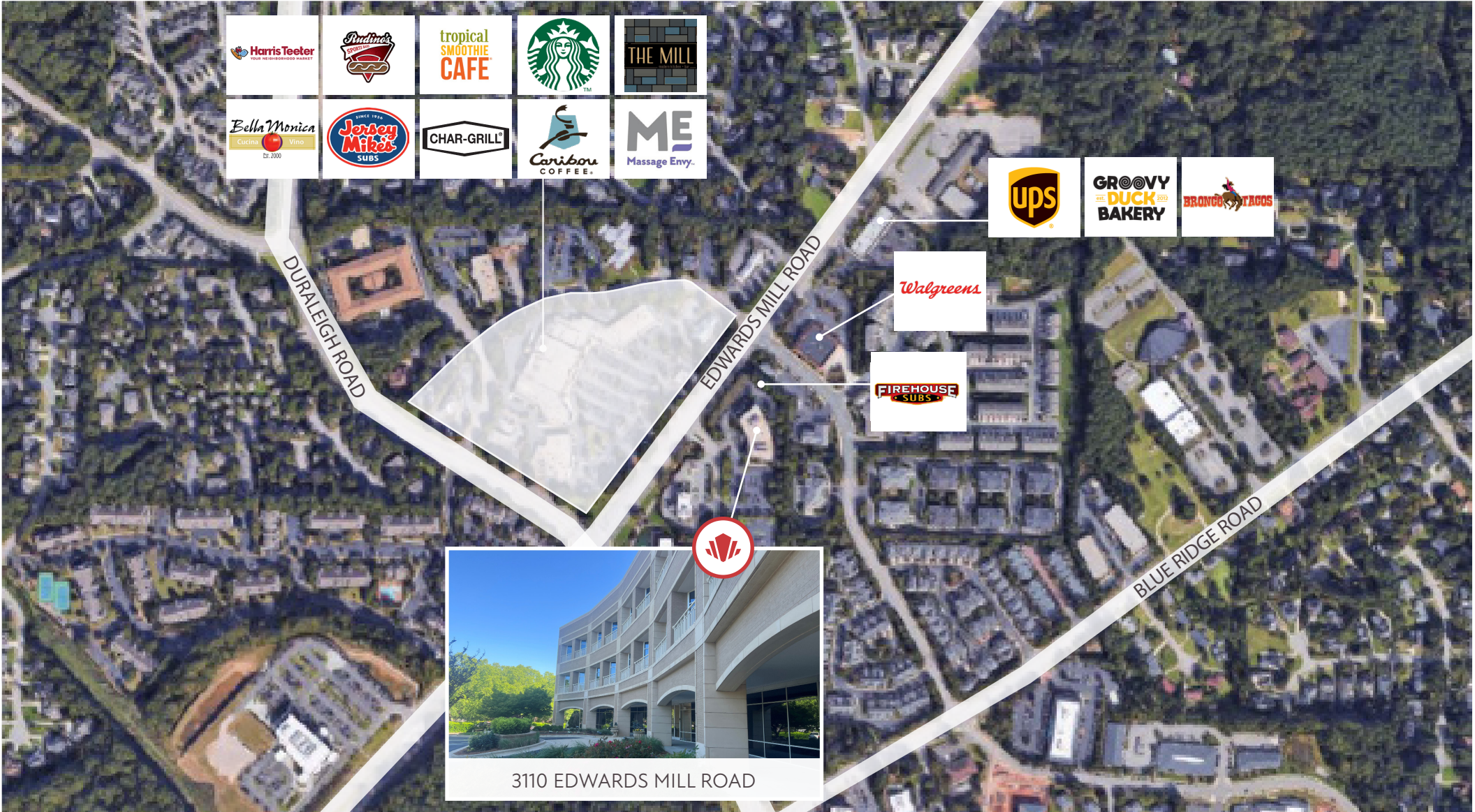
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POINTS OF INTEREST

DINING

- Rudinos Sports Bar
- Starbucks
- Bella Monica Italian Restaurant
- The Mill
- Jersey Mike's
- Char-Grill
- Caribou Coffee
- Firehouse Subs
- QDOBA Mexican Eats

CONVENIENCE

- Harris Teeter
- Walgreens with FedEx
- UPS
- Massage Envy

BANKS

- Wells Fargo
- First Citizens Bank
- First Horizons Bank



CONVENIENCE AND CLASS

Elegant design provides a warm welcome for guests and co-tenants.