

FOR LEASE



CRESCENT LAKESIDE II

1255 Crescent Green | Cary, NC 27518



CAPITAL
ASSOCIATES®

CRESCENT LAKESIDE II

1255 Crescent Green | Cary, NC 27518

PROPERTY TYPE	Office
BUILDING SIZE	146,442 SF
SPACE AVAILABLE	Up to 4,640 SF
SUITE 120	3,191 SF
SUITE 135	1,449 SF
LEASING RATE	\$30.25/SF
LEASE TYPE	Full Service
YEAR BUILT	2008
COUNTY	Wake
LOCATION	Cary, NC
FLOORS	4
PARKING	772 total parking spaces for Crescent Lakeside I & II

BRET MULLER
919.523.4200
bmuller@capitalassociates.com

WES JOHNSON
919.422.4853
wjohnson@capitalassociates.com



CRESCENT LAKESIDE II

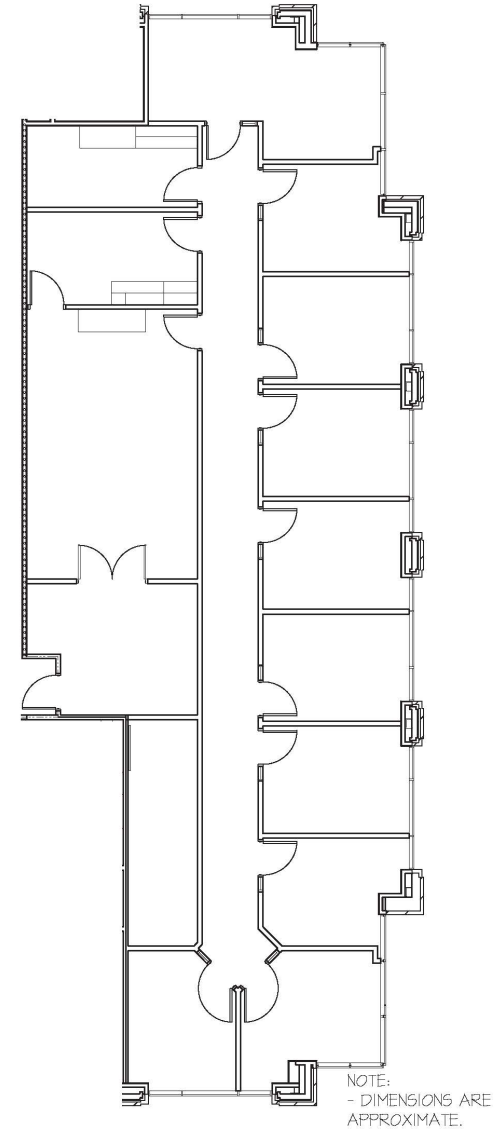
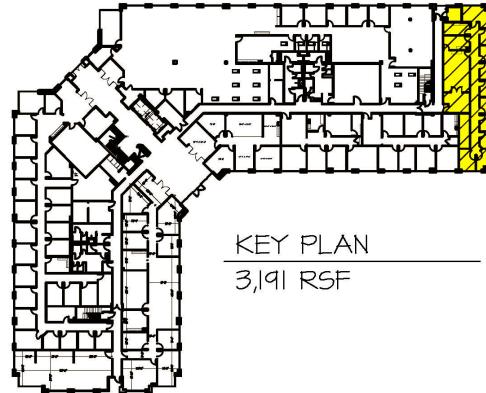
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CLICK [HERE](#) FOR A
VIRTUAL TOUR

AVAILABLE

First Floor
Suite 120

3,191 SF



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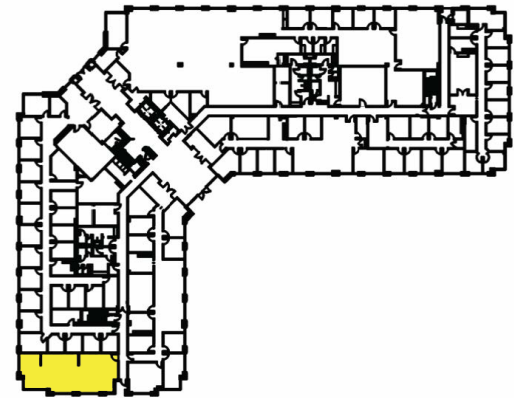
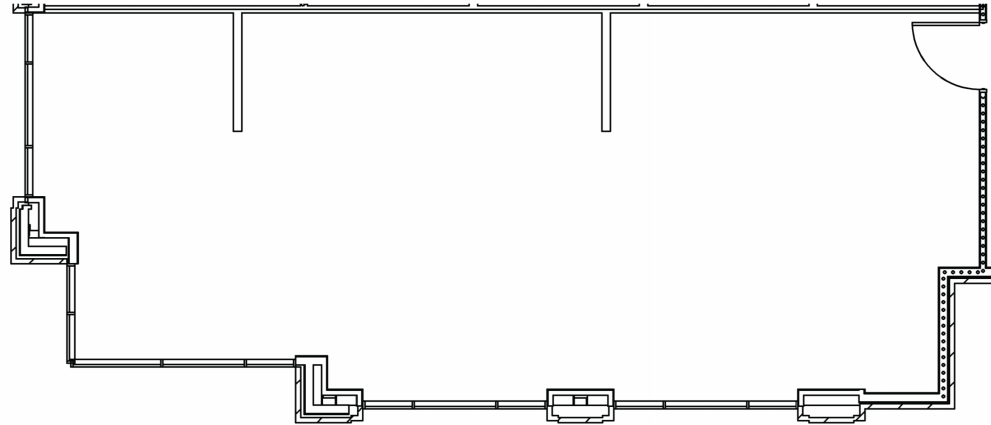
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AVAILABLE

First Floor
Suite 135

1,449 SF



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LOCATION

Nearby amenities include shopping, banking, hotels, restaurants, the area's only Life Time Facility, and housing in all price ranges within close proximity to the site.

ON SITE AMENITIES

On-site amenities include vending, express mail drop, an on-site first-class workout facility, showers in one set of men's and women's restrooms, and a beautifully landscaped plaza with outdoor seating.

Walk Score®



30

CAR DEPENDENT

Most errands require a car.



26

SOME TRANSIT

A few nearby public transportation options.



54

BIKEABLE

Some bike infrastructure.



CAPITAL ASSOCIATES.

BRET MULLER

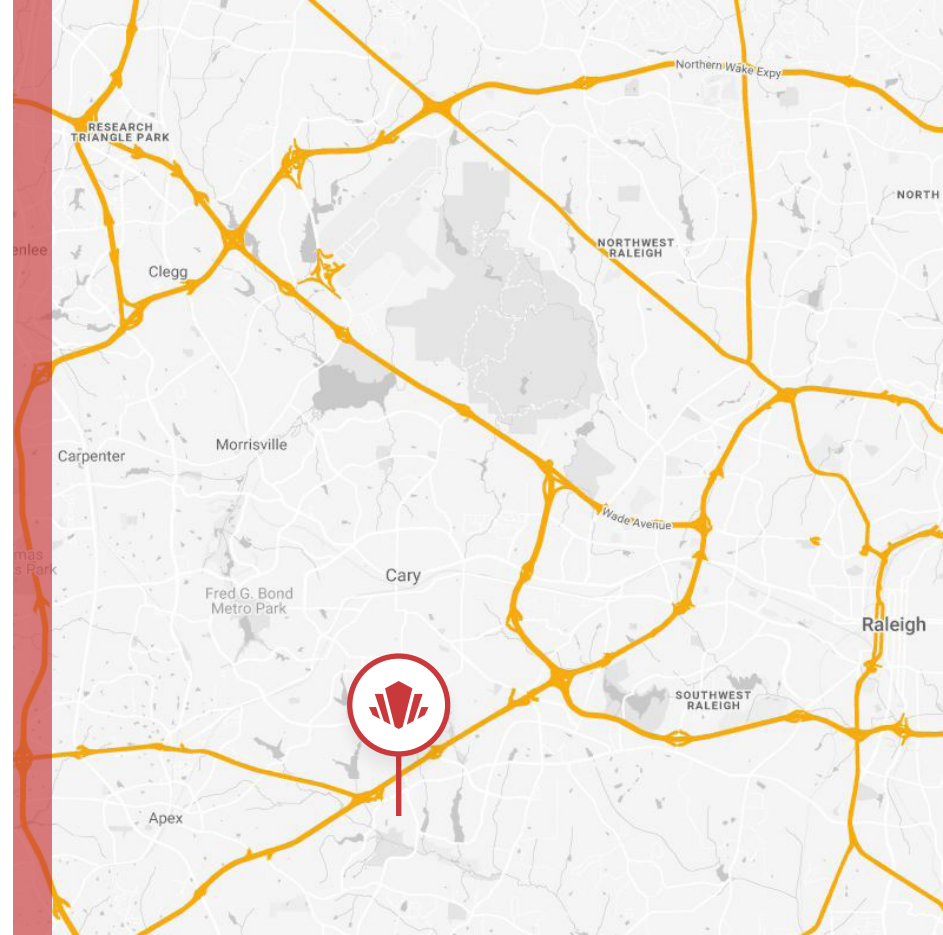
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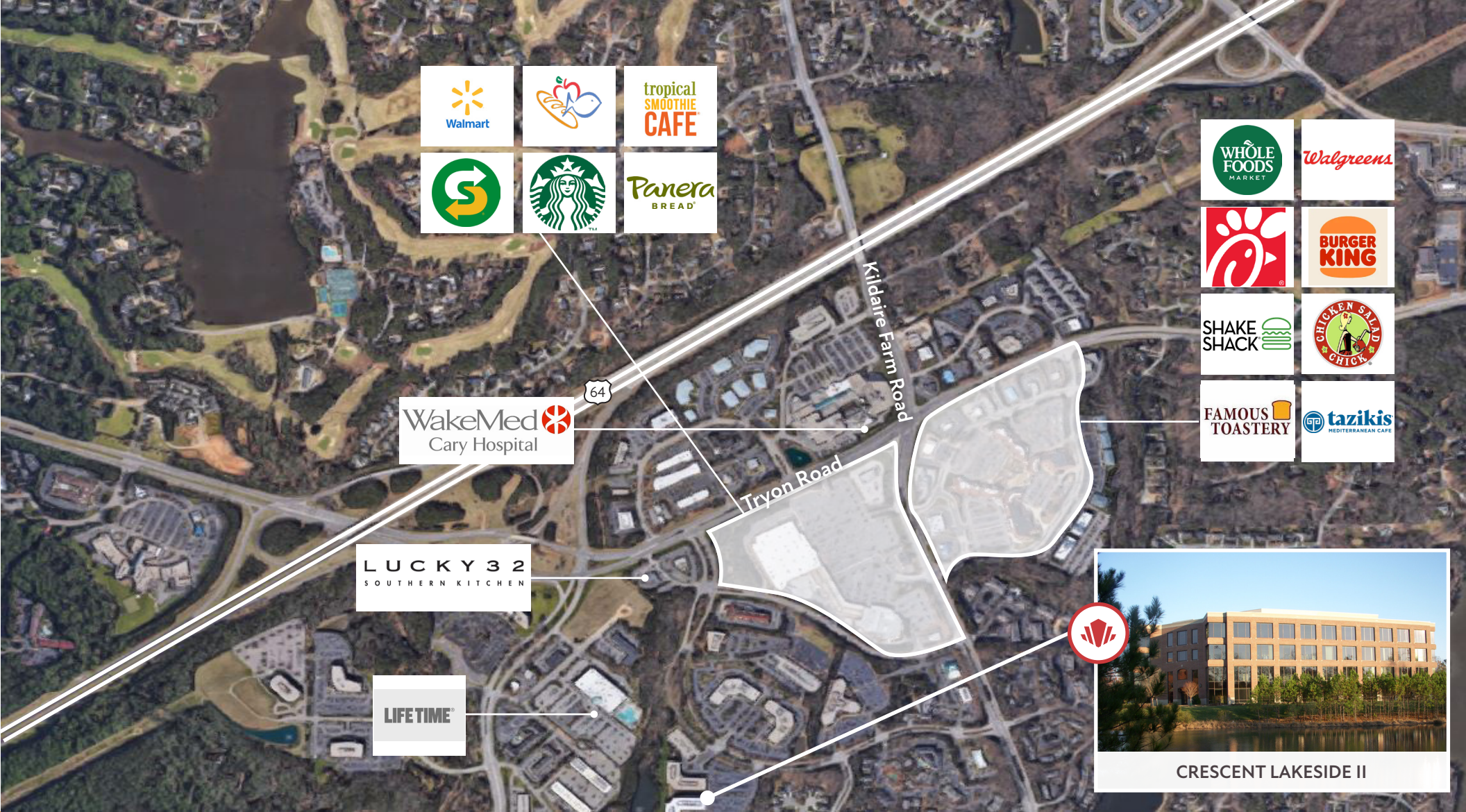
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DINING

- Chick-Fil-A
- Whole Foods
- Burger King
- Subway
- Tropical Smoothie Cafe

- Shake Shack
- Lucky 32 Southern Kitchen
- Pizza Hut
- Starbucks
- Chicken Salad Chick

CONVENIENCE

- Lifetime Fitness
- Harris Teeter
- Walmart
- Walgreens

BANKING

- Bank of America
- Wells Fargo
- PNC Bank
- Chase Bank

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ABOUT

Crescent Lakeside II is a 146,000 SF four-story, brick and glass Class A office building. Outdoor seating is among the beautifully landscaped plaza, and on-site amenities include vending, express mail drop, showers, and a first-class workout facility. The Crescent buildings are located within the highly appealing and successful Crescent multi-use business park in Cary. South of Tryon Road and nestled between Kildaire Farm Road and Regency Parkway, the Crescent community offers shopping, banking, hotels, restaurants, a lifetime fitness facility, and a range of housing options all within a one-mile radius. Easy access to WakeMed Cary Hospital and US Highways 1 and 64 connecting within minutes to Interstates 40, 440, and 540.



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