

FOR SALE

Marshall & Taylor, P.C.
Family Law & Divorce Attorneys

221

221 GLENWOOD AVENUE
Raleigh, NC 27603



**CAPITAL
ASSOCIATES®**

221 GLENWOOD AVENUE | RALEIGH, NC 27603

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PROPERTY FEATURES

PROPERTY TYPE	Office
BUILDING SIZE	1,747 SF
PRICE	Contact Broker
YEAR BUILT	1910
ZONING	DX-3-SH
LOT SIZE	0.12 acres
FLOORS	1
NEW ROOF	
PARKING	Parking on street +5 parking spaces behind bulding



**CAPITAL
ASSOCIATES.**

WES JOHNSON

919.422.4853

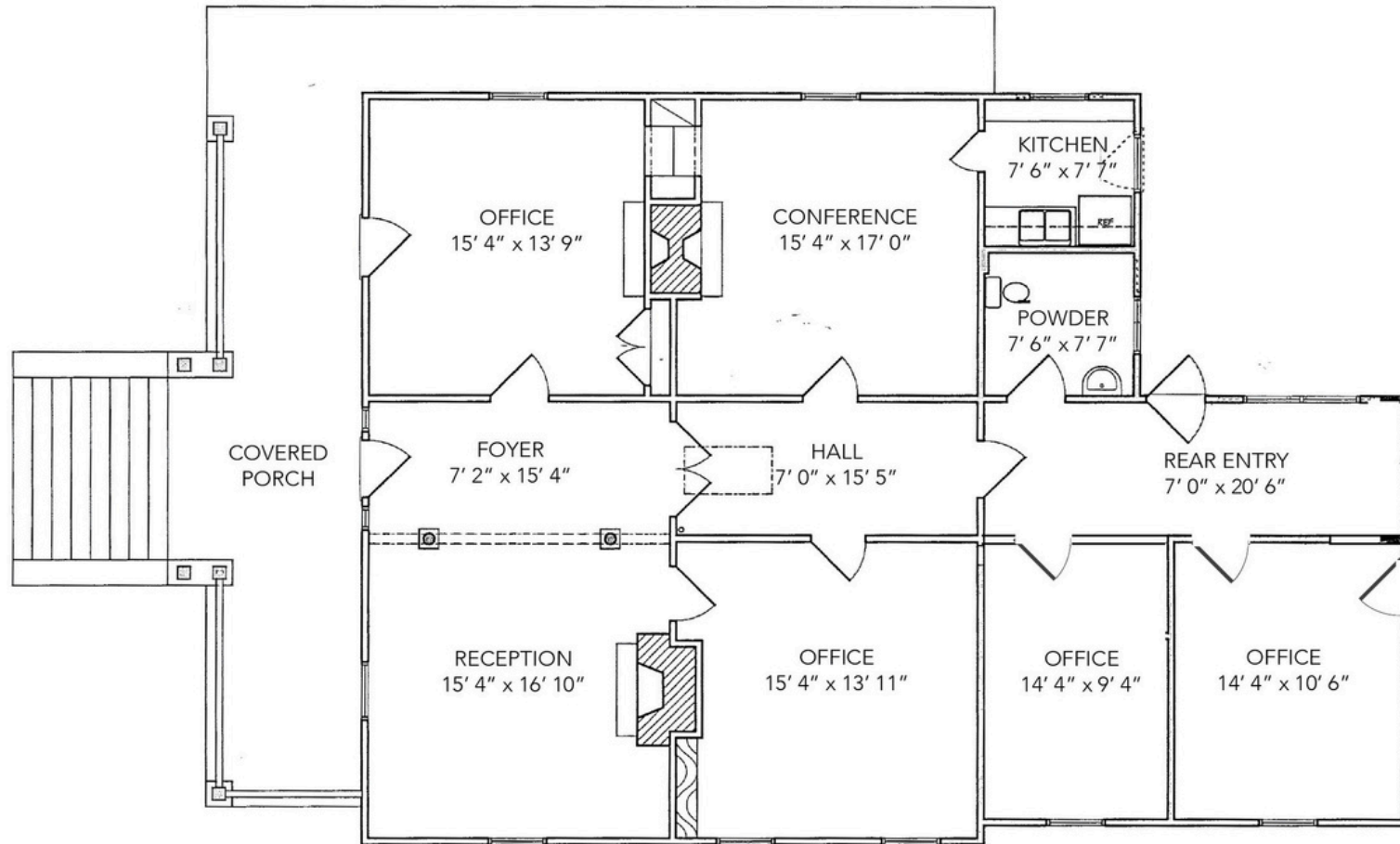
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FLOOR PLAN



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PROPERTY HIGHLIGHTS

221 Glenwood Avenue is a 1,747 SF, standalone, fully renovated building in Raleigh's vibrant Glenwood South district.

- Rare opportunity to own a beautifully renovated, freestanding commercial building in Glenwood South
- Zoned NB (Neighborhood Business), allowing for a wide range of retail, office, or service uses
- Surrounded by walkable amenities, dining, and nightlife in one of Raleigh's most vibrant districts
- Excellent visibility and access, with 7,000–7,500 vehicles per day along Glenwood Avenue

MARKET INSIGHTS

- 20,350 residents and 10,749 households within 1 mile—dense urban neighborhood with built-in customer base
- Population and household growth projected at over 9% in the next five years

Within ½ Mile



180

Restaurants, Bars &
Coffee Shops



1,800

Hotel Rooms


Within 1 Mile

44,000+ daytime employees

Downtown Raleigh

3.5 million+ annual visitors

Walk Score

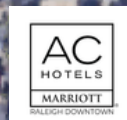
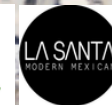
95  walker's paradise



Capital Blvd

Smoky Hollow

Glenwood Avenue



Hillsborough Street



The Dillon

Saint Mary's
SCHOOL

North Carolina Museum
of Natural Sciences

North Carolina
State Capitol

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