

OFFICE SPACE SUBLEASE

7721 SIX FORKS RD, RALEIGH NC 27615



CAPITAL
ASSOCIATES®

7721 Six Forks Rd, Raleigh, NC 27615

PROPERTY TYPE	Office
BUILDING SIZE	32,425 SF
SUBLEASE PREMISES	3,282 SF
LEASING RATE	Contact Broker
LEASE TYPE	Full Service
LEASE EXPIRATION DATE	01/31/28
YEAR BUILT	1989
COUNTY	Wake
LOCATION	Raleigh, NC
FLOORS	1
PARKING	Shared parking



STEPHEN PORTERFIELD
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SAM HYDE
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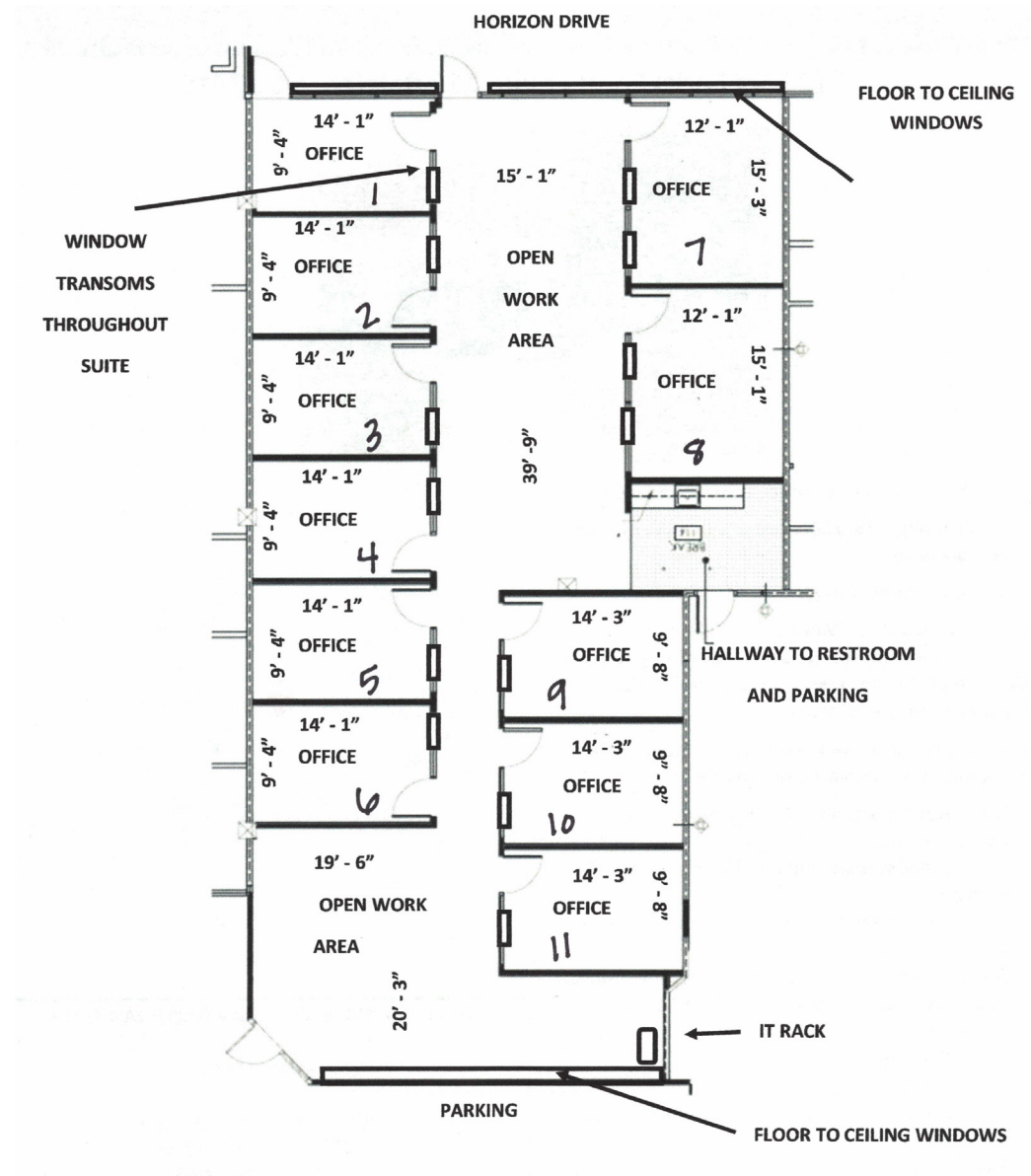


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AVAILABLE

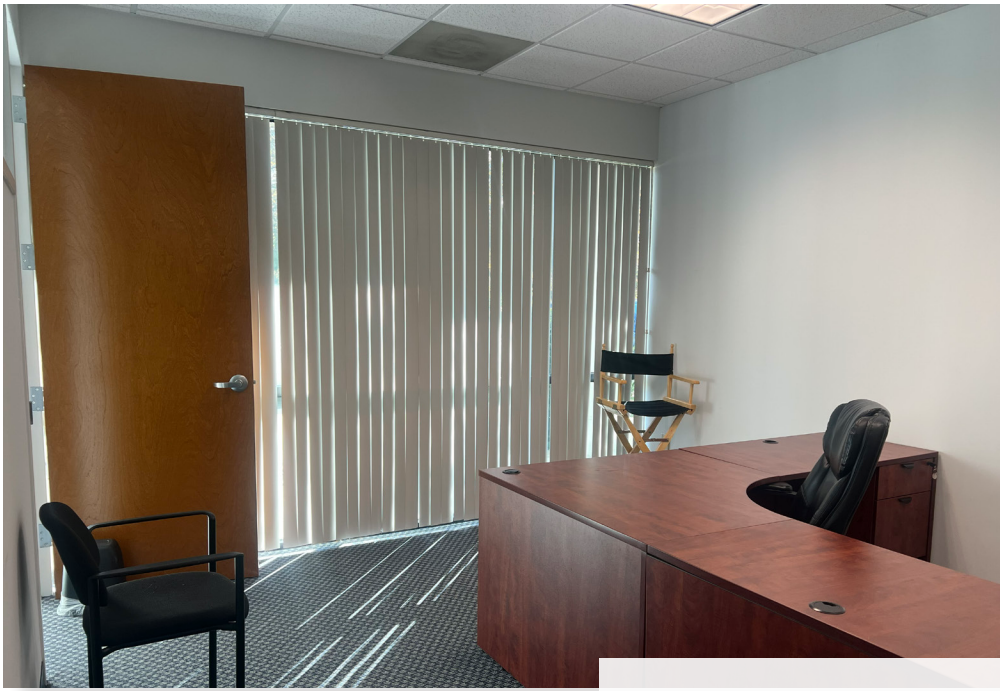
Suite 116

3,282 RSF



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3,282 RSF SUBLEASE SPACE





SIX FORKS RD



POINTS OF INTEREST

- Target
- Chick-Fil-A
- Whole Foods Market
- Chase Bank
- Char-Grill
- Goodberry's
- Triangle Cinemas
- Zaxby's
- The YMCA
- Planet Fitness
- Torii Noodle Bar
- Milton's Pizza
- Sneaky Penguin Brewery
- Starbucks
- North Ridge Country Club
- Clean Eatz
- Wine & Design
- Peri Brothers Pizza
- La Rancherita
- Dominoes
- McDonalds
- Dollar General
- Vivo Ristorante
- Vinnie's Steak House
- Hero's Pub and Sandwich Shop

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PROPERTY HIGHLIGHTS

Suite 116 features a functional layout with eleven private offices and two open work areas, offering flexibility for a variety of users, including professional firms such as law, accounting, or consulting groups, wellness and counseling practices, creative or tech teams, or even an executive or regional office seeking a strong North Raleigh presence.

- Convenient North Raleigh location along Six Forks Road
- Nestled near North Ridge Country Club and upscale residential neighborhoods
- Landscaped campus with mature trees and walking areas for outdoor breaks
- Easy access to I-540, I-440, and major retail/dining options along Falls of Neuse and Six Forks corridors

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