

# FIVE POINTS CENTRE

1625 N Main St • Fuquay-Varina, NC 27526

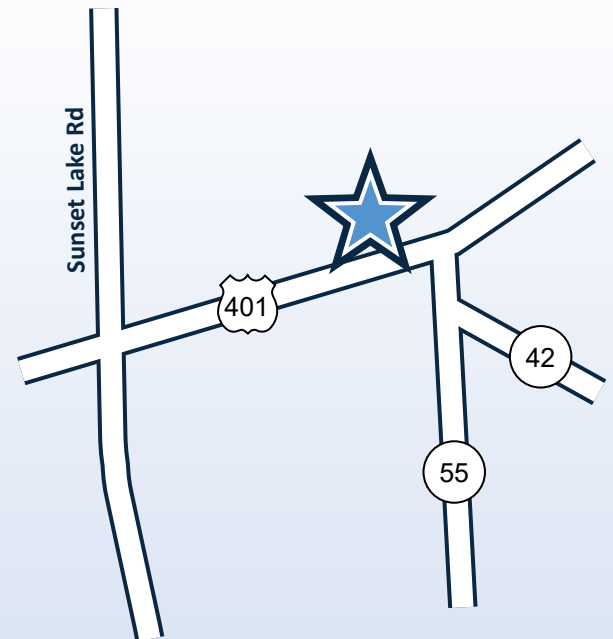
FOR LEASE



## Outstanding Space Available in Fuquay-Varina

### HIGHLIGHTS

- 1,500 SF Available (Building: ±30,000 SF)
- Mixed-Use, Office/Retail Center combination of second generation and shell space to customize for each use
- Current Tenants include: Wingin' It, Corner Biergarten, Triangle Family Dentistry and Carolina Orthodontics
- Monument signage available
- Space delivered in shell condition
- In close proximity to highly-trafficked intersection featuring retail and restaurants
- Access to Cary, Raleigh, Morrisville, Durham, via 401, 55, 540, and US-1.



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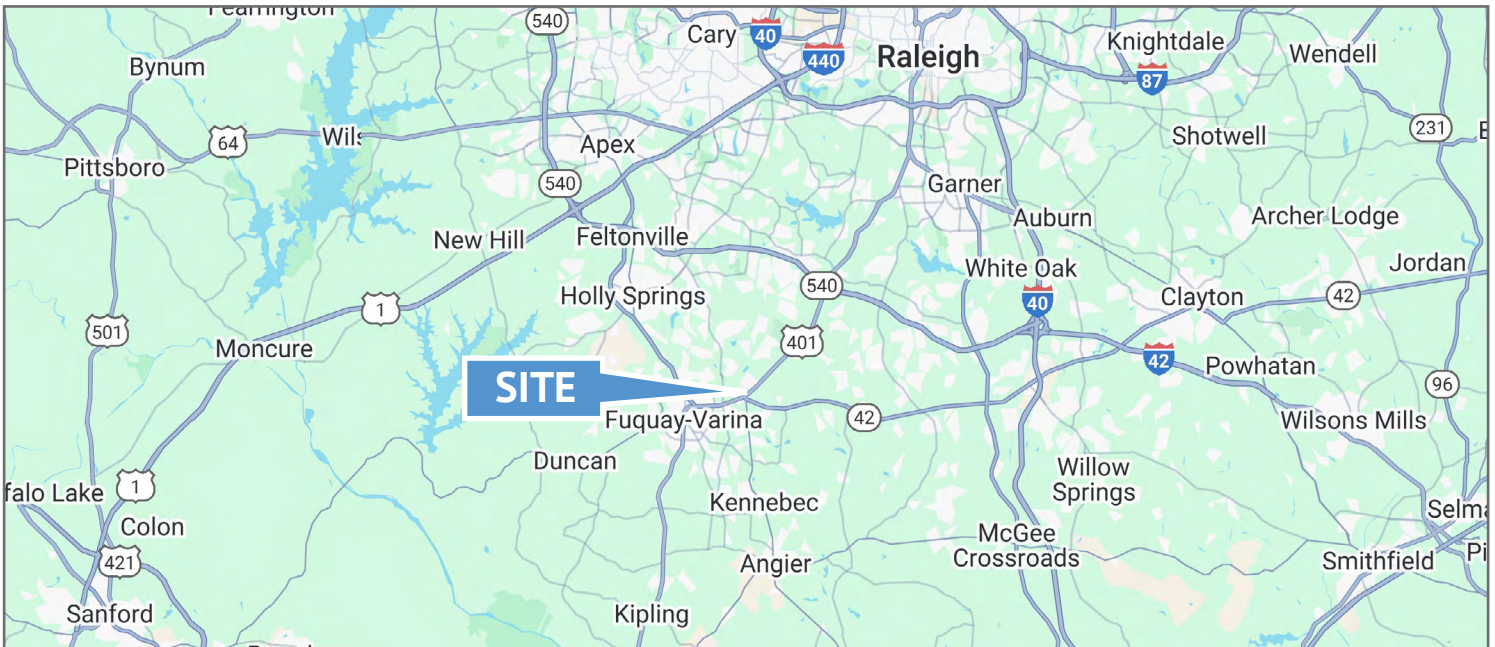


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## LOCATION OVERVIEW



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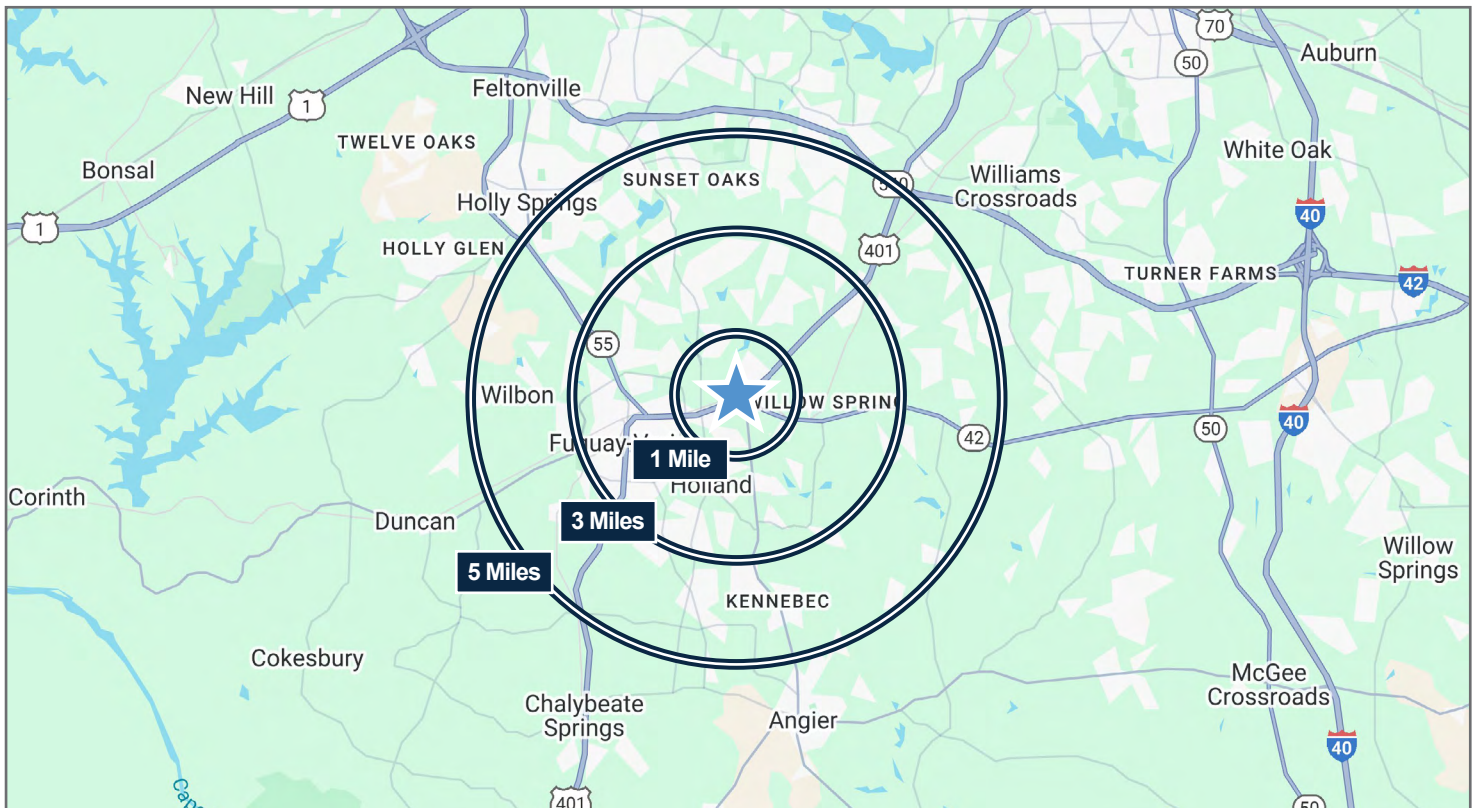
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## DEMOGRAPHICS

	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
2024 Population	4,284	91,312	250,660
2029 Population (Proj.)	4,702	100,622	276,114
Annual Pop Growth	9.76%	10.20%	10.15%
2024 Households	1,522	32,121	89,429
2029 Households (Proj.)	1,672	35,400	98,520
Avg HH Size	2.80	2.80	2.80
2024 Median Age	39.80	39.80	40.40
2024 Average HH Income	\$101,409	\$118,189	\$124,044
2024 Median HH Income	\$82,905	\$95,343	\$100,397



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