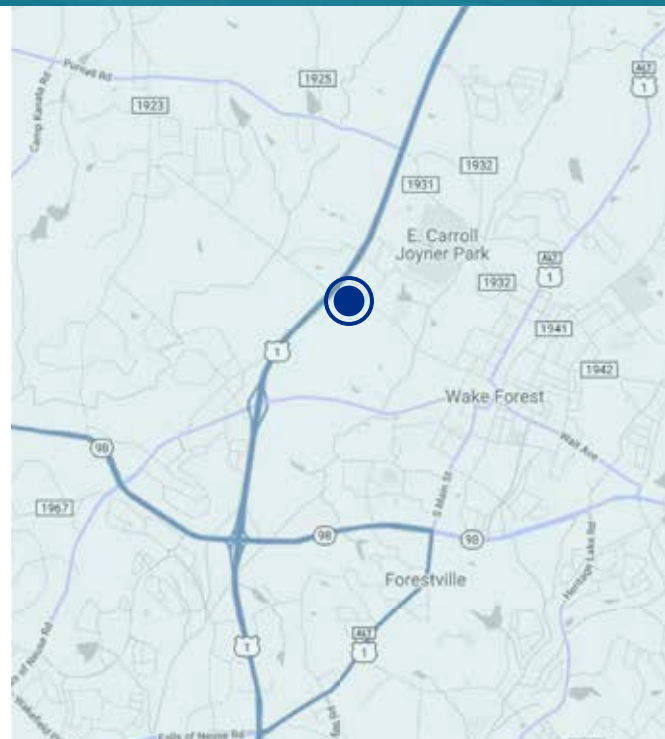


**1001  
STADIUM DRIVE  
WAKE FOREST, NC 27587**



## OVERVIEW OF THE SPACE

- Located near the intersection of Capital Blvd and Stadium Dr
- Adjacent to Wake Forest Crossing shopping center
- 10,878 SF building
- Up to 2,962 SF available: Suites D,E,F (971 SF min)
- Lease Rate: \$25.00/SF, NNN
- Class A medical office
- Parking ratio: 5.5:1,000 SF
- **TI AVAILABLE FOR CREDIT TENANT**

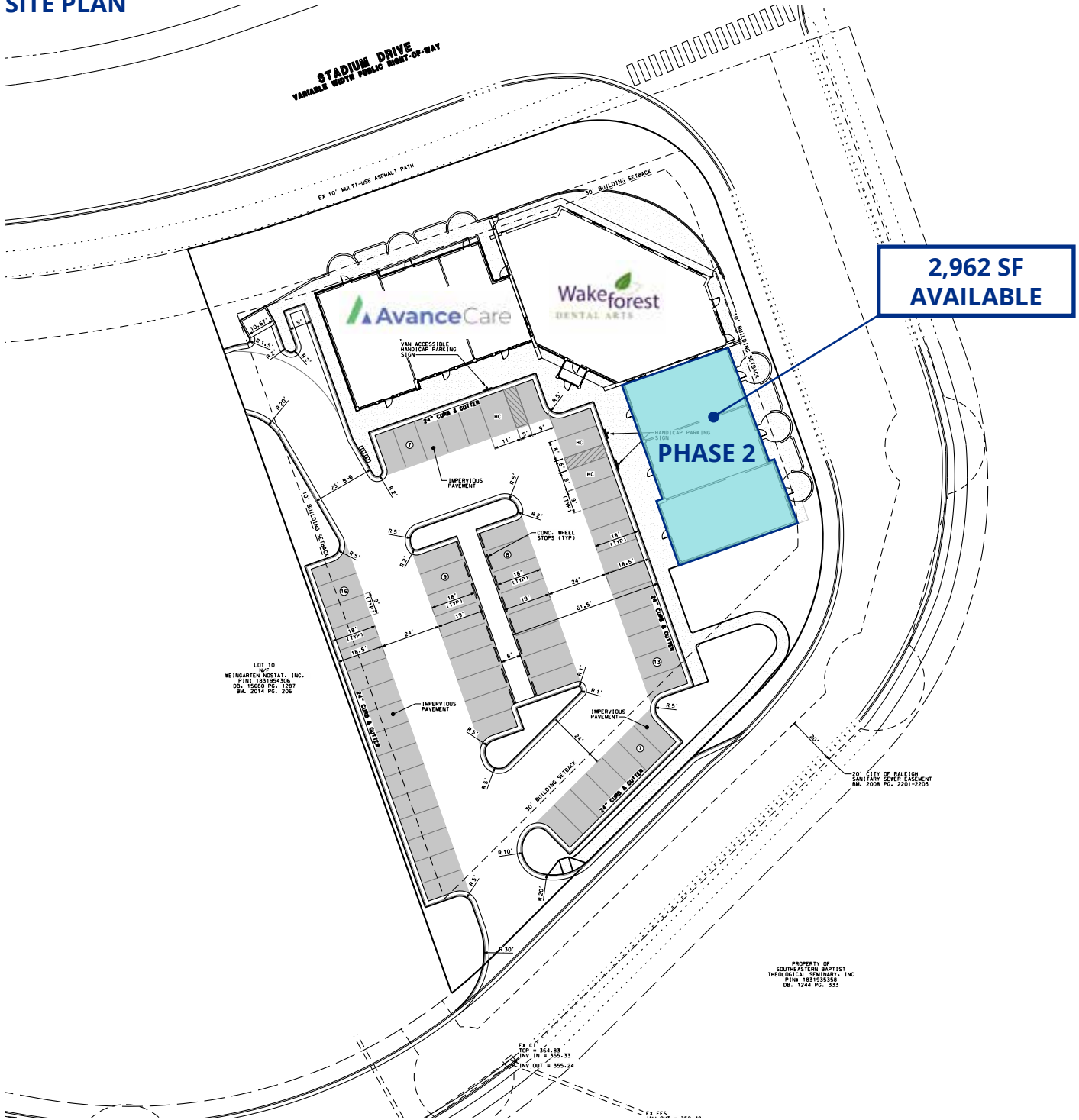


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**SITE PLAN**



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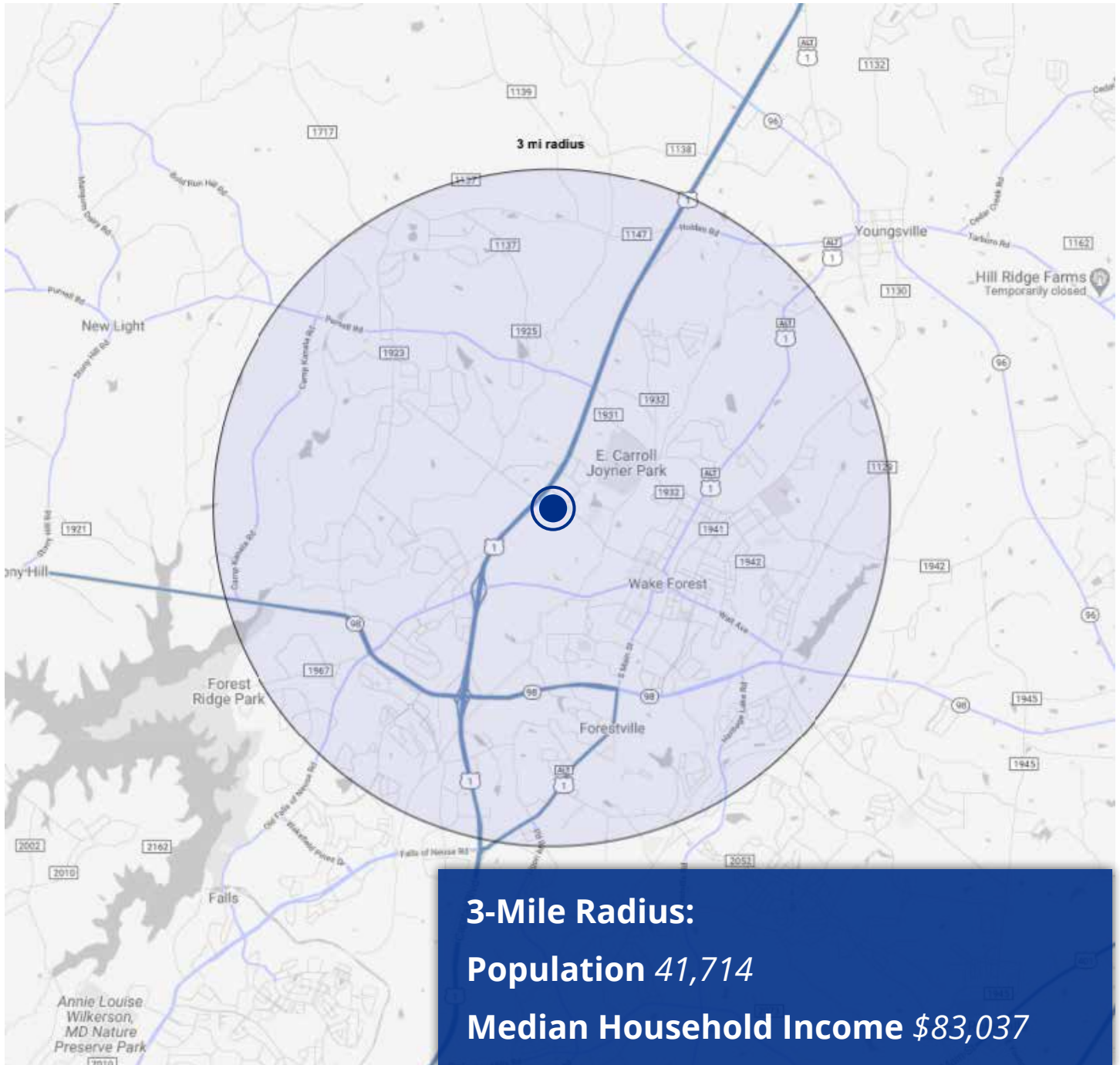
**RETAIL AERIAL**



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## DEMOGRAPHICS (2020)



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