

PROPERTY FEATURES

- Location: Prime Rolesville corridor with strong visibility and traffic counts (>9k daily) on Rogers Rd.
- Size: ±3,000 SF of retail/office space.
- Current Buildout: Former orthodontist office - includes reception area, multiple exam/treatment rooms, private offices, restrooms, and storage.



\$25 NNN
3,000 Square Ft.

FOR LEASE

6282 ROGERS RD, ROLESVILLE NC 27571

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ROLESVILLE PLAZA

GRANCHIO
Seafood & Pasta

HAIR 180 SALON

Grant & Joyner DDS, PA
HORIZON FAMILY DENTISTRY

Orthodontics

Pediatric Dentistry



PROPERTY FEATURES

- Condition: Move-in ready for medical/dental use; adaptable for general office or retail conversion.
- Accessibility: Ground-level entry with ADA accessibility.
- Parking: Ample on-site parking for staff and clients/patients.
- Signage: Exterior signage opportunities along Rogers Rd.
- Population Growth: Over 2,000 rooftops projected to be built within a 2-mile radius of the building over the next few years

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AREA MAP

6.4 Miles to Wake Forest, NC

- Avg Household Income:

- 1 mile: \$149,203
- 3 miles: \$143,393
- 5 miles: \$124,347

- Median Household Income:

- 1 mile: \$131,463
- 3 miles: \$124,568
- 5 miles: \$103,774



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