PROPERTY SUMMARY

ROLESVILLE MEDICAL OFFICE

102 Southtown Circle, Rolesville, NC 27571

PROPERTY DESCRIPTION

3,000/sf Medical Office in "Move-In Ready" condition. Highly visible with great access and ample parking. Office has a large, comfortable waiting room with adjoining business office. There are 5 individual exam rooms with cabinetry and sinks, one large procedure room, 2 patient uni-sex restrooms, one employee restroom and break room, two nurses stations, two physician offices, and an x-ray room.

The office was recently used as an urgent care facility.

PROPERTY HIGHLIGHTS

- Move-In Ready
- 2 Physician Offices
- 5 Exam Rooms
- Procedure Room
- Highly Visible Location
- Ample Parking

OFFERING SUMMARY

Lease Rate:	$18.50 SF/yr (MG)
Available SF:	3,000 SF
Building Size:	6,700 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	360	16,057	80,654
Total Population	960	45,185	216,258
Average HH Income	$74,288	$77,299	$78,035

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NORTH WAKE COMMERCIAL REALTY, LLC
919.554.2855
2008 S Main St Ste 310 | Wake Forest, NC 27587
http:northwakecommercial.com

ROGER SCOTT
919.554.2855
roger@northwakecommercial.com

ADDITIONAL PHOTOS

ROLESVILLE MEDICAL OFFICE

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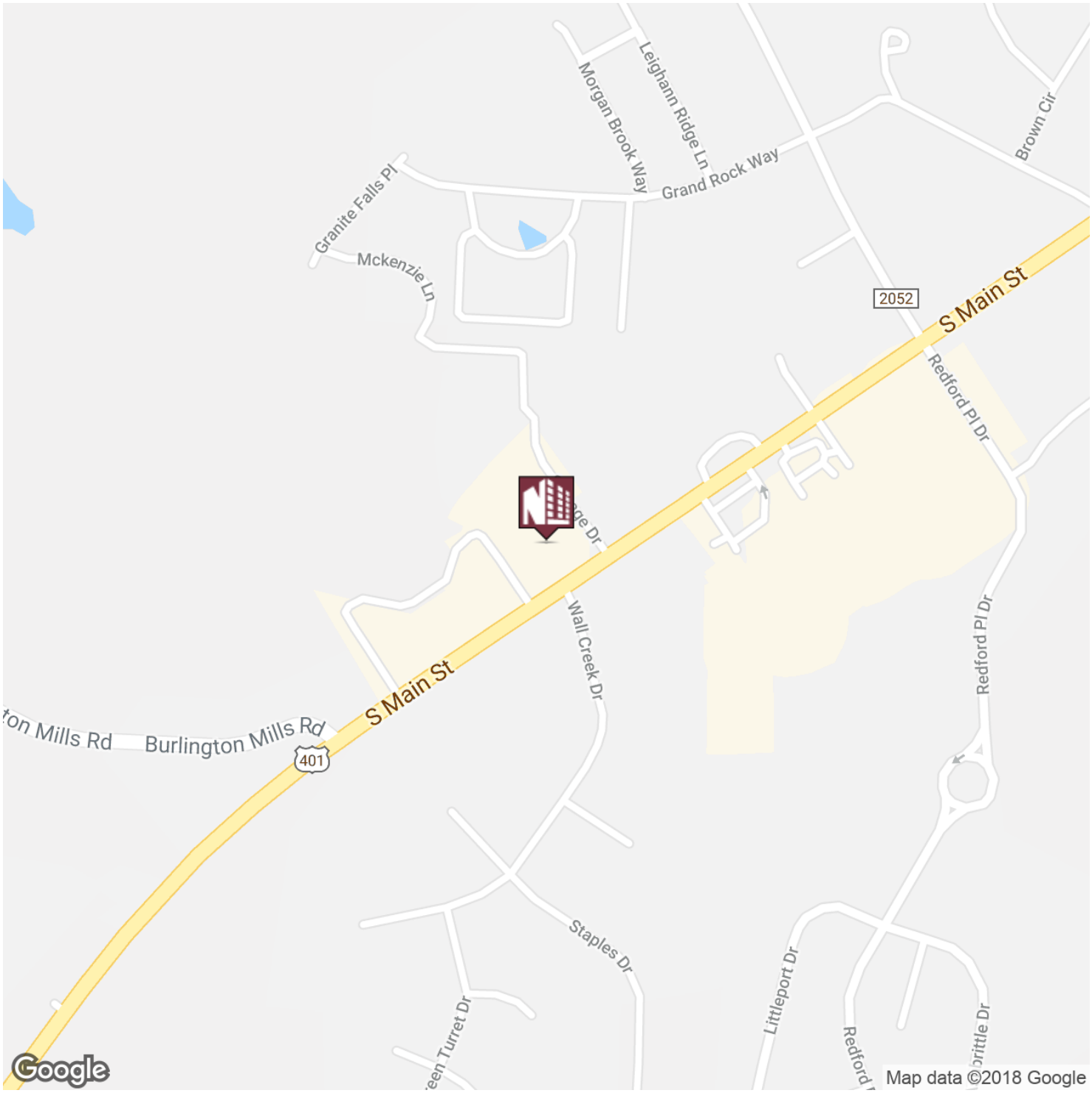
LOCATION MAPS

ROLESVILLE MEDICAL OFFICE

102 Southtown Circle, Rolesville, NC 27571



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DEMOGRAPHICS MAP & REPORT

ROLESVILLE MEDICAL OFFICE

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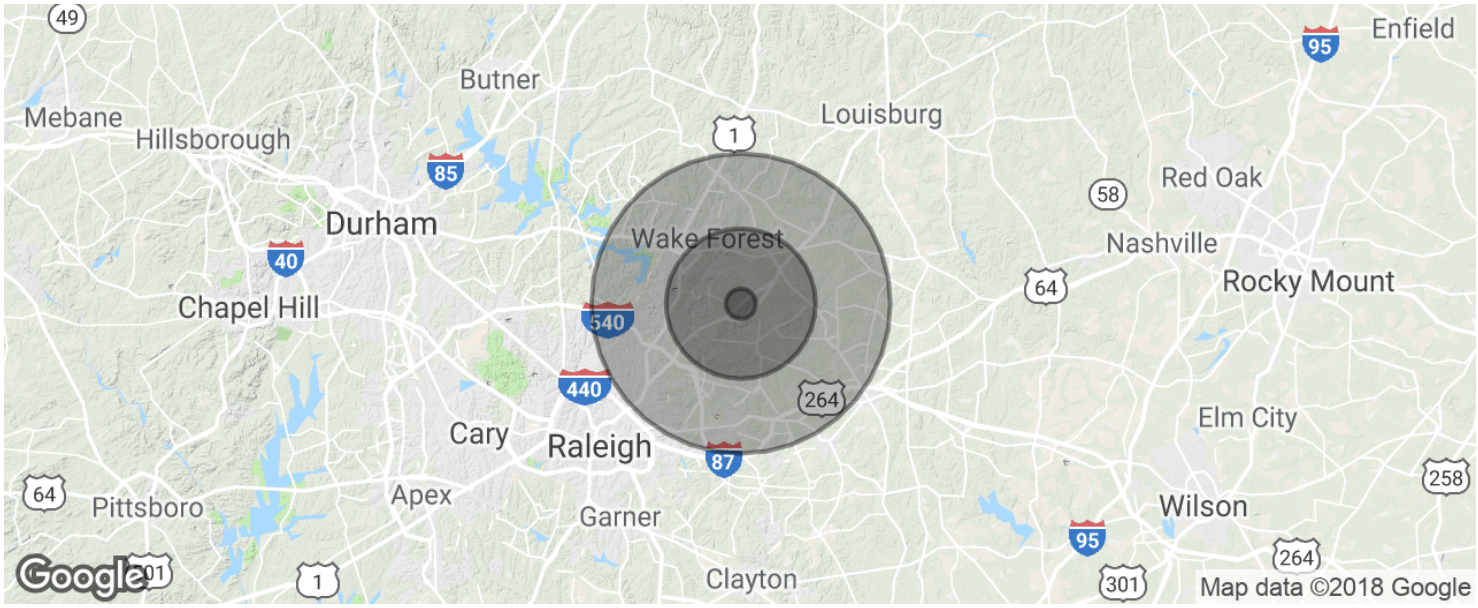

POPULATION	1 MILE	5 MILES	10 MILES
Total population	960	45,185	216,258
Median age	39.0	35.1	34.5
Median age (Male)	36.4	33.5	33.2
Median age (Female)	40.2	36.0	35.2

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	360	16,057	80,654
# of persons per HH	2.7	2.8	2.7
Average HH income	$74,288	$77,299	$78,035
Average house value		$191,850	$228,504

** Demographic data derived from 2010 US Census*

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