

# THE MARKETPLACE *at Lake Boone*

4025 - 4035 Lake Boone Trail | Raleigh, North Carolina 27607

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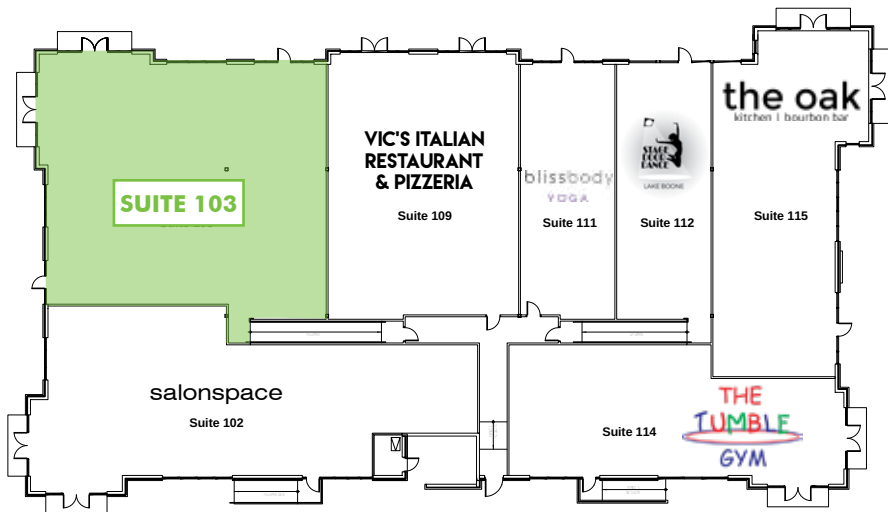
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Retail Site Plan

LAKE BOONE TRAIL

NANCY ANN DRIVE



BUILDING 4025

SUITE	TENANT
100	Buffalo Brothers
105	Bottle Revolution
107	Guasaca
120	Just Salad
130	1,625 SF Available Summer 2019

BUILDING 4035

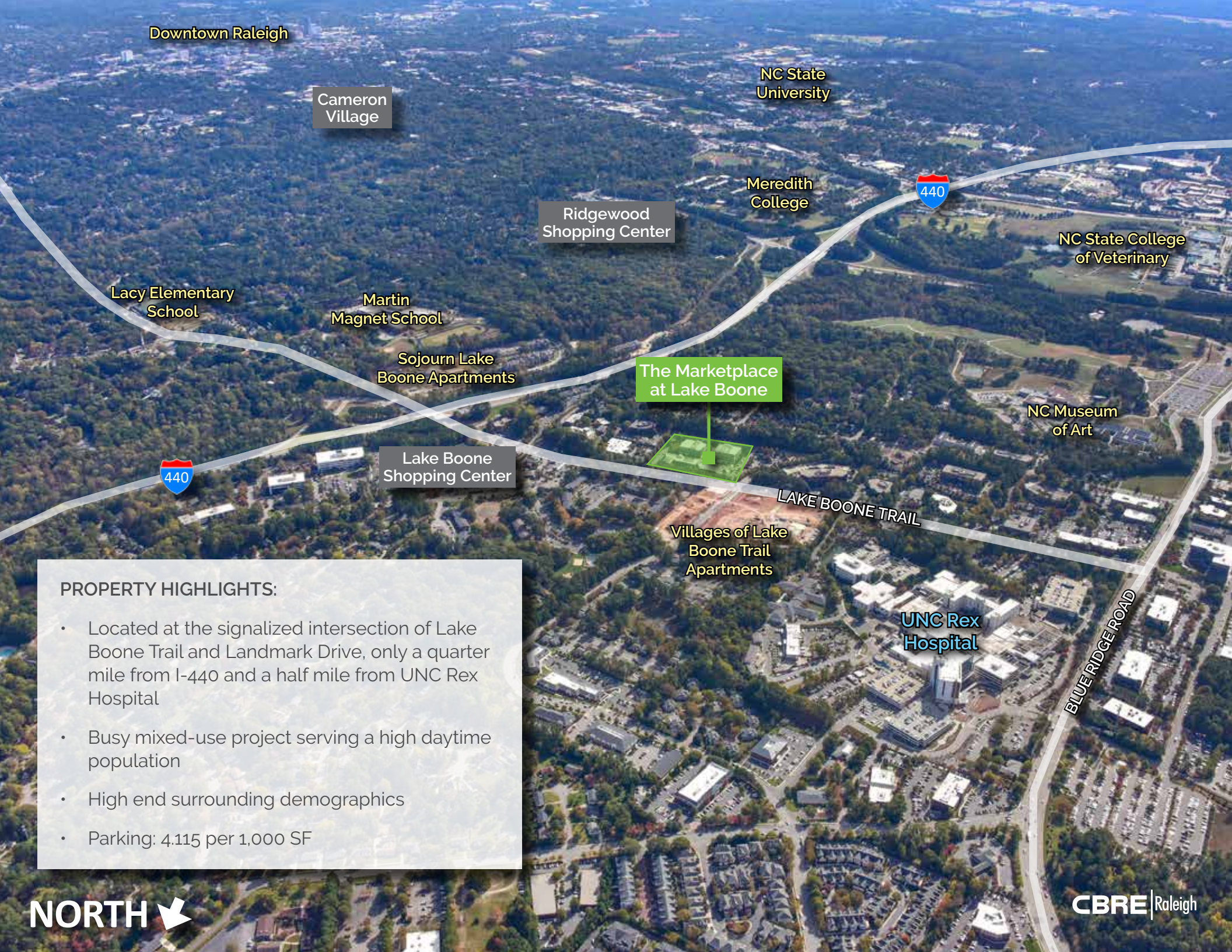
SUITE	TENANT
102	Salon Space
103	4,187 SF Available
109	Vic's Italian Restaurant & Pizzeria
111	Bliss Body Yoga
112	Stage Door Dance
114	Tumble Gym
115	The Oak



Center Layout







Downtown Raleigh

Cameron Village

NC State University

Ridgewood Shopping Center

Meredith College

NC State College of Veterinary

Lacy Elementary School

Martin Magnet School

Sojourn Lake Boone Apartments

The Marketplace at Lake Boone

NC Museum of Art

440

Lake Boone Shopping Center

Villages of Lake Boone Trail Apartments

LAKE BOONE TRAIL

UNC Rex Hospital

BLUE RIDGE ROAD

#### PROPERTY HIGHLIGHTS:

- Located at the signalized intersection of Lake Boone Trail and Landmark Drive, only a quarter mile from I-440 and a half mile from UNC Rex Hospital
- Busy mixed-use project serving a high daytime population
- High end surrounding demographics
- Parking: 4.115 per 1,000 SF

NORTH

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2018	1 MILE	3 MILES	5 MILES
Population	7,078	79,544	230,691
Households	3,049	32,595	99,948
Avg HH Income	\$96,432	\$99,596	86,971
Daytime Pop	23,009	111,421	320,993



BLUE RIDGE ROAD

29,175 VPD

UNC Rex  
Hospital

LAKE BOONE TRAIL

Villages of Lake  
Boone Trail  
Apartments



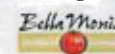
The Marketplace at Lake Boone



Olde Raleigh Village



Starbucks



Lake Boone  
Shopping Center



Starbucks



27,922 VPD



108,210 VPD

Sojourn Lake Boone  
Apartments

**NORTH** ➔

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## LEASING CONTACTS:

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