



RARE OPPORTUNITY  
IN THE *heart* OF CHAPEL HILL

**FORMER BANK BRANCH**  
101 E. ROSEMARY STREET  
CHAPEL HILL, NC 27514



101 E. Rosemary Street  
Chapel Hill, NC 27514



**FOR SALE**  
**ASK PRICE: \$4,750,000**

**SIZE** ~13,140 SF  
(Per County Records,  
not verified)

**DEMOGRAPHICS**

Population

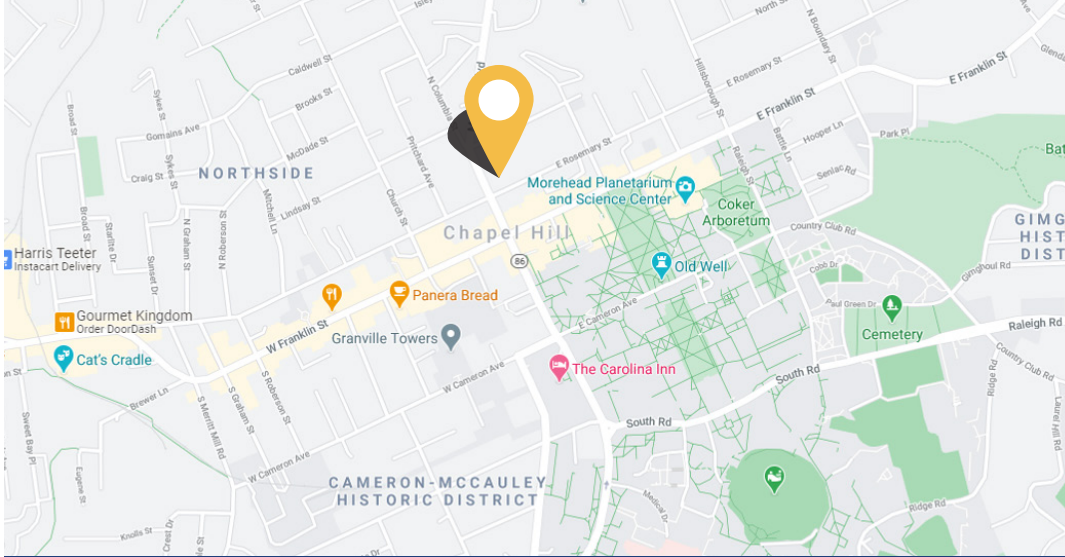
1 mi. **19,998**  
3 mi. **61,377**  
5 mi. **86,514**

Average Household Income

1 mi. **\$84,624**  
3 mi. **\$125,921**  
5 mi. **\$137,980**

University of North Carolina

**19,117** Undergraduate Enrollment  
10,984 Graduate & Professional Students  
3,887 Faculty



**Address:** 101 E. Rosemary Street, Chapel Hill, NC 27514  
**Location:** NE Quadrant of E. Rosemary St. & N. Columbia St.  
**Orange County Parcel #:** 9788372791  
**Town of Chapel Hill Zoning:** TC-2 (Town Center)  
Located within Chapel Hill Opportunity Zone (<https://www.open2.biz/opportunity-zone>)  
Immediate Proximity to University of North Carolina  
**NCDOT Traffic Counts:**  
14,000 cpd on N. Columbia  
~8,000 cpd on E. Rosemary  
13,000 cpd on E. Franklin (one block South)  
Heavy Commuter and Walking Traffic  
**Parcel Size:** ~0.64 Acres (\*per County, not verified)  
**Year Built:** 1962  
Existing Building: 2 Stories + finished basement & ~13,140sf--> 3 x 4,380 sf floor plates  
(\*per County, not verified)



**ANDY BURGER**  
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VIEW LISTINGS



NEW 200K SF  
BUILDING


NEW TOWN  
PARKING DECK

SITE

E. ROSEMARY STREET

N. COLUMBIA STREET

E. FRANKLIN STREET

 THE UNIVERSITY  
of NORTH CAROLINA  
at CHAPEL HILL

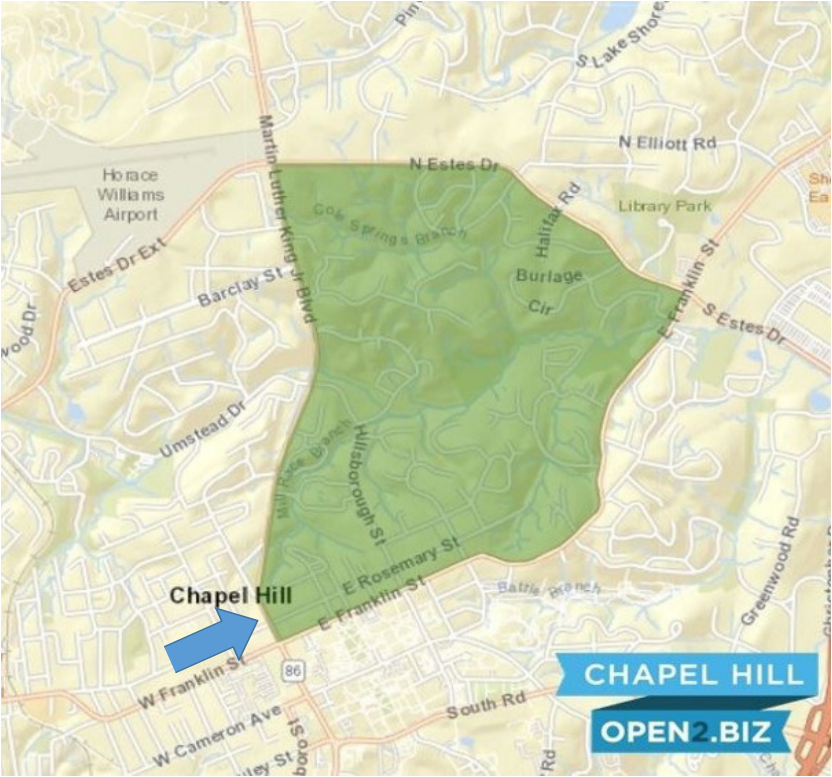
 LINCOLN  
HARRIS

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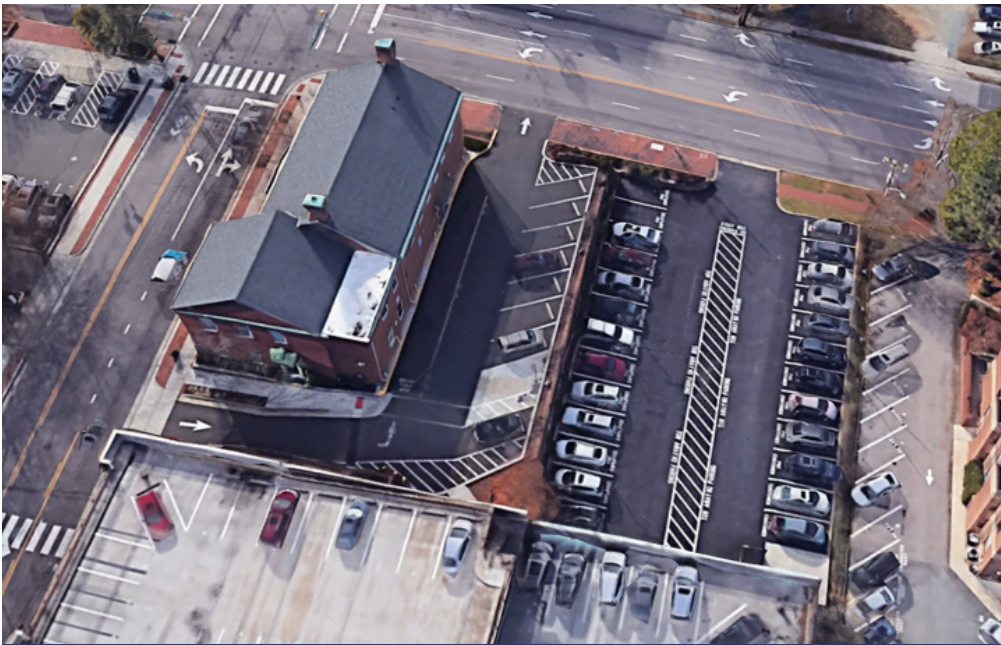
CHAPEL HILL OPPORTUNITY ZONE MAP



PARCEL MAP



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