

125 Quarrystone Circle

Cary, North Carolina

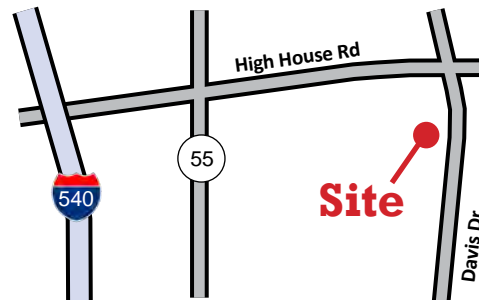
FOR
SALE



Outstanding Building Available for Sale in Cary, NC

Features

- +/-13,554 SF
- New 5 Year Lease with Inspire Athletics
- Lobby, reception, office, restrooms, storage on main level
- Mezzanine level has office, conference room, and open area
- High ceilings in open gym areas
- Great location near I-540, minutes to RTP and convenient to restaurants and retail
- NOI: \$291,745
- Asking Price: \$3,999,000 (7.30% Cap Rate)



For more information,
please contact:

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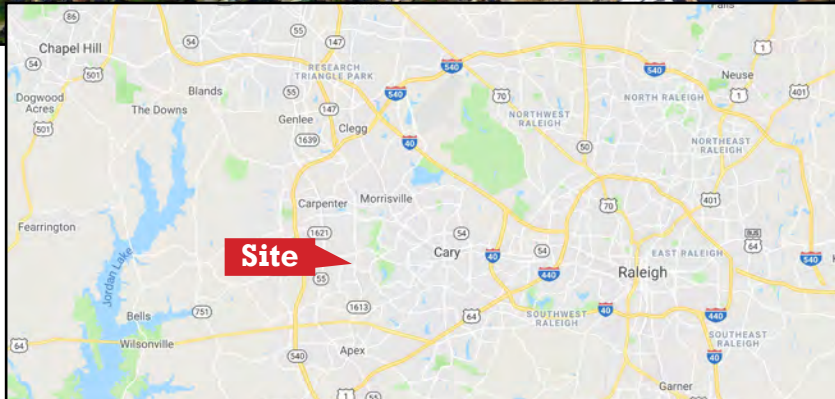
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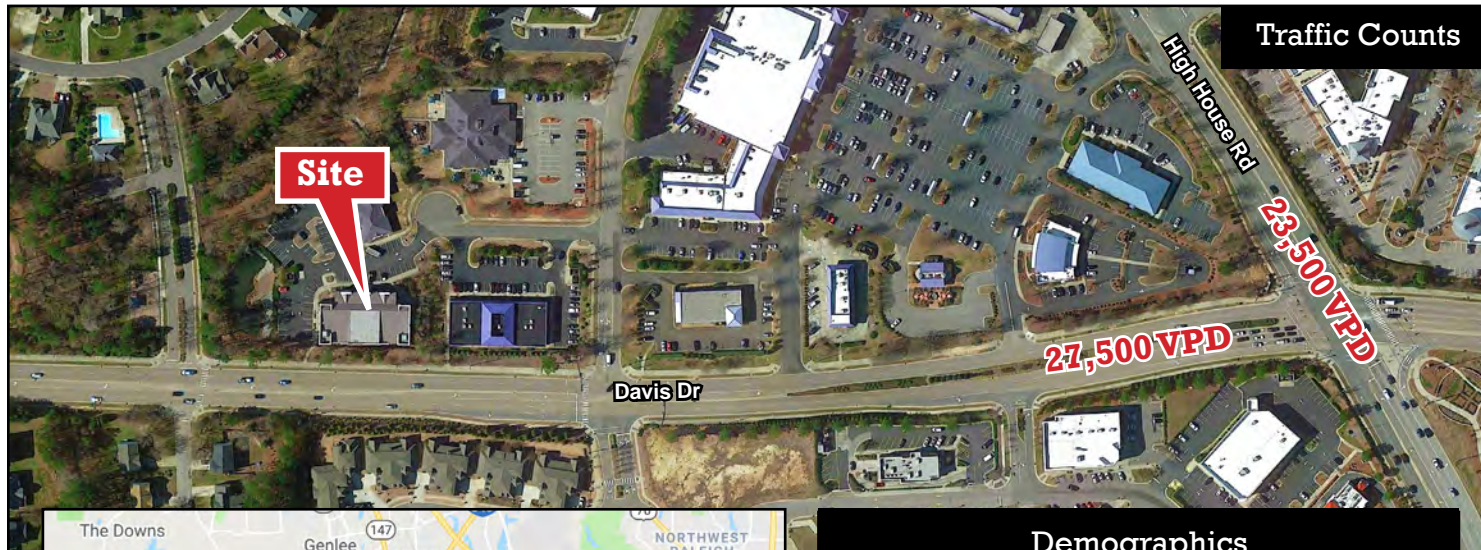
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Demographics			
	1 Mile	3 Miles	3 Miles
2020 Total Population	13,434	87,598	210,790
2025 Population Projections	14,637	96,026	232,208
Pop Growth 2020-2025	8.95%	9.62%	10.16%
Median Age	40.20	37.80	
2020 Total Households	4,453	32,630	79,940
Total HH Growth 2020-2025	9.07%	9.70%	10.20%
Median Household Income	\$147,002	\$117,652	\$108,083

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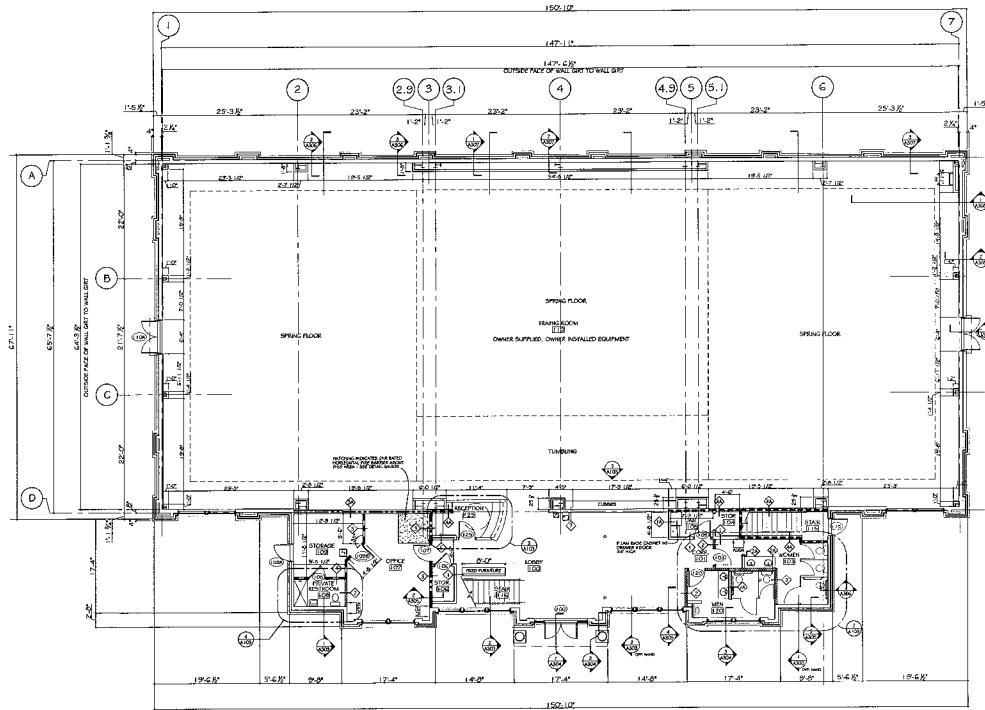


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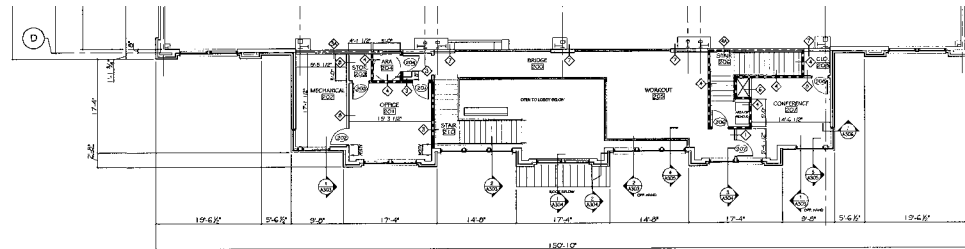
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First Floor

Mezzanine



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