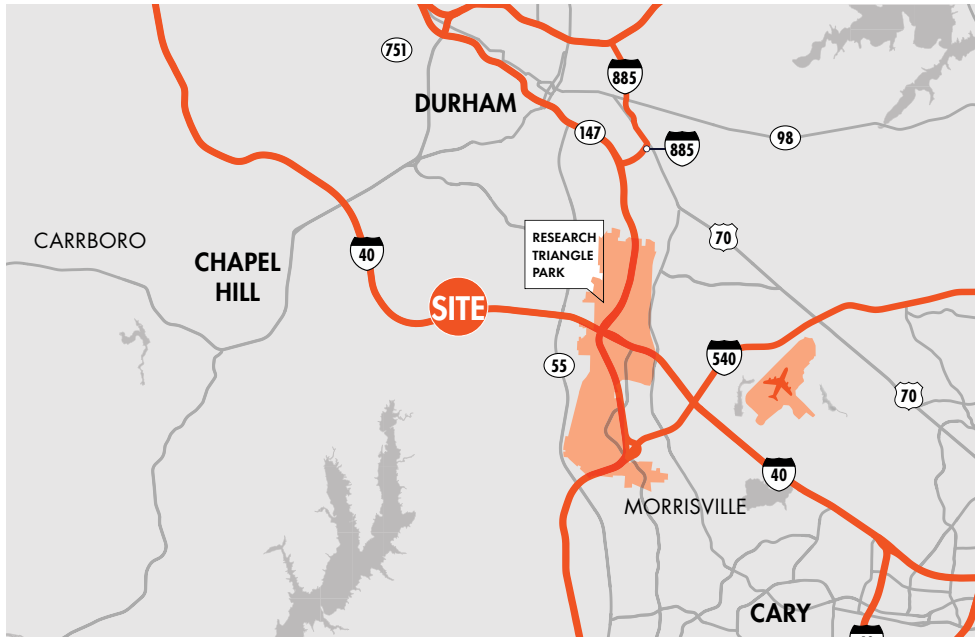




HOMESTEAD MARKET

105 WEST NC HIGHWAY 54
DURHAM, NC 27713

AVAILABLE 2/1/29 | ±45,495 SF



PROPERTY FEATURES

- Regional draw at I-40 exit with Triangle's top mall, The Streets of Southpoint
- Centrally located near the dense, high-income neighborhoods of southwest Durham
- Less than 5 miles to Research Triangle Park, with over 200 companies and 50,000 employees
- Approximately 7 miles to UNC Chapel Hill and Duke University campuses
- New pylon signs on Fayetteville Road and NC 54

DEMOGRAPHICS

1 MILE RADIUS

 8,027
ESTIMATED POPULATION

 34.9
MEDIAN AGE

 \$95,552
MEDIAN HOUSEHOLD INCOME

 5,730
TOTAL EMPLOYEES

 \$433,946
MEDIAN HOME VALUE

3 MILE RADIUS

 60,117
ESTIMATED POPULATION

 35.9
MEDIAN AGE

 \$117,219
MEDIAN HOUSEHOLD INCOME

 21,405
TOTAL EMPLOYEES

 \$482,077
MEDIAN HOME VALUE

5 MILE RADIUS

 133,994
ESTIMATED POPULATION

 36.0
MEDIAN AGE

 \$105,411
MEDIAN HOUSEHOLD INCOME

 55,532
TOTAL EMPLOYEES

 \$503,274
MEDIAN HOME VALUE

CENTER TENANTS

SPROUTS
FARMERS MARKET



MY SALON
Salon

FUEL | FITNESS

ZenFish
POKÉ BAR



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Unit #	Tenant	SF	Unit #	Tenant	SF	Unit #	Tenant	SF	Unit #	Tenant	SF
1	AVAILABLE 2/1/29	45,495	8	MilkLab	1,440	16	Any Lab Test Now	1,203	22	Shiki Sushi	10,233
2	SHORT TERM LEASE AVAILABLE	1,440	9	Beer Tooth	1,710	17a-1	HyperKids	12,050	22a	My Salon Suite	6,400
3	Adecco Staffing	1,440	10	ZenFish Poke Bar	1,500	17b	Sprouts	30,000	23	Great Clips	820
4	Marvelous Nail Spa	2,034	11	The Mad Popper	840	18	Khroma Hair Lab	915	24	Sabor Latin Grill	2,100
5	Fuel Fitness	21,501	12 & 13	U Dirty Dog	1,873	19	Brows by Chandnis	613	OP	Chapel Hill Tire	0.95 AC
6	Modu Martial Arts	2,820	14	Bean Traders	5,214	20	One Main Financial	1,178			
7	Wild Birds Unlimited	2,870	15	India Gate	1,633	21	Mediterranean Bistro	1,631			

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