

# GLOBE ROAD

10850 GLOBE ROAD  
RALEIGH, NC 27617

PAGE ROAD

TW ALEXANDER DRIVE

BRIER CREEK COUNTRY CLUB

BRIER CREEK COMMONS



**SITE**

GLOBE ROAD

18,500 VPD



BRIER CREEK PARKWAY

24,000 VPD

91,000 VPD

BRIERDALE SHOPPING CENTER



540



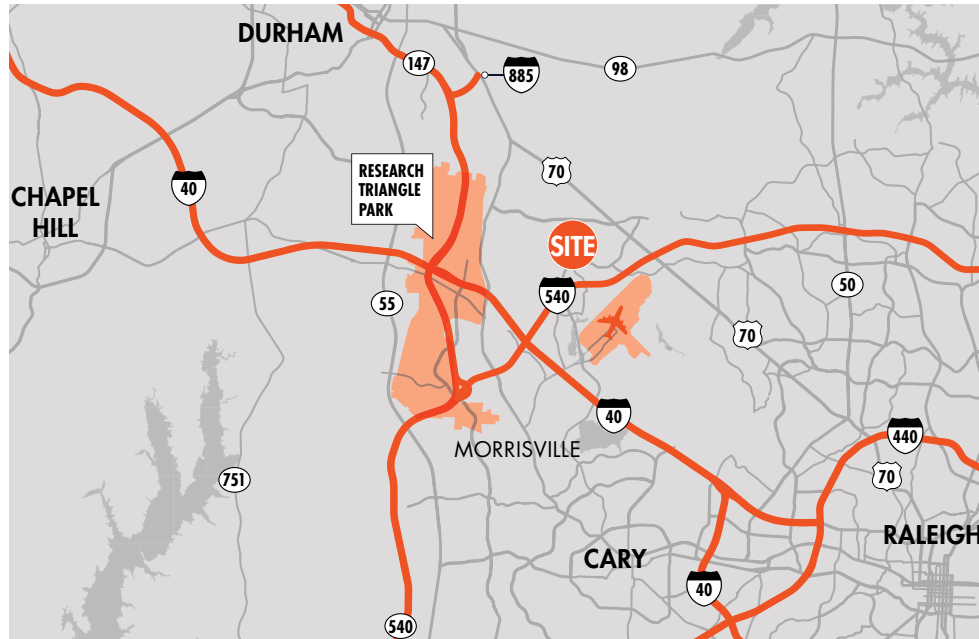
99,000 VPD

540



±3.57 AC AVAILABLE

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## PROPERTY FEATURES

- Rare opportunity in the highly sought after North Raleigh/Brier Creek submarket
- Located at the heavily traveled signalized intersection of Globe Road and Brier Creek Parkway
- High concentration of residential, office, and medical surrounding the site
- Sheetz under construction with an estimated opening in late 2024
- Easy access to RDU, I-540, I-40, and US-70

## DEMOGRAPHICS

### 1 MILE RADIUS

	8,517 ESTIMATED POPULATION 2022
	33.3 MEDIAN AGE
	\$423,480 MEDIAN HOME VALUE 2022
	7,040 TOTAL EMPLOYEES
	\$108,078 MEDIAN HOUSEHOLD INCOME

### 3 MILE RADIUS

	34,460 ESTIMATED POPULATION 2022
	33.5 MEDIAN AGE
	\$364,874 MEDIAN HOME VALUE 2022
	40,538 TOTAL EMPLOYEES
	\$93,601 MEDIAN HOUSEHOLD INCOME

### 5 MILE RADIUS

	89,758 ESTIMATED POPULATION 2022		86,182 TOTAL EMPLOYEES
	34.2 MEDIAN AGE		\$98,197 MEDIAN HOUSEHOLD INCOME
	\$353,381 MEDIAN HOME VALUE 2022		

## AREA RETAILERS



HomeGoods

TJ-MAXX

PETSMART



Michaels  
THE ARTS AND CRAFTS STORE

BARNES & NOBLE  
BOOKSELLERS

mellow  
MUSHROOM

Walgreens

Lowes  
FOODS

FOR MORE INFORMATION, PLEASE CONTACT:

ROSS DIACHENKO | 919.576.2683

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Licensed Real Estate Broker

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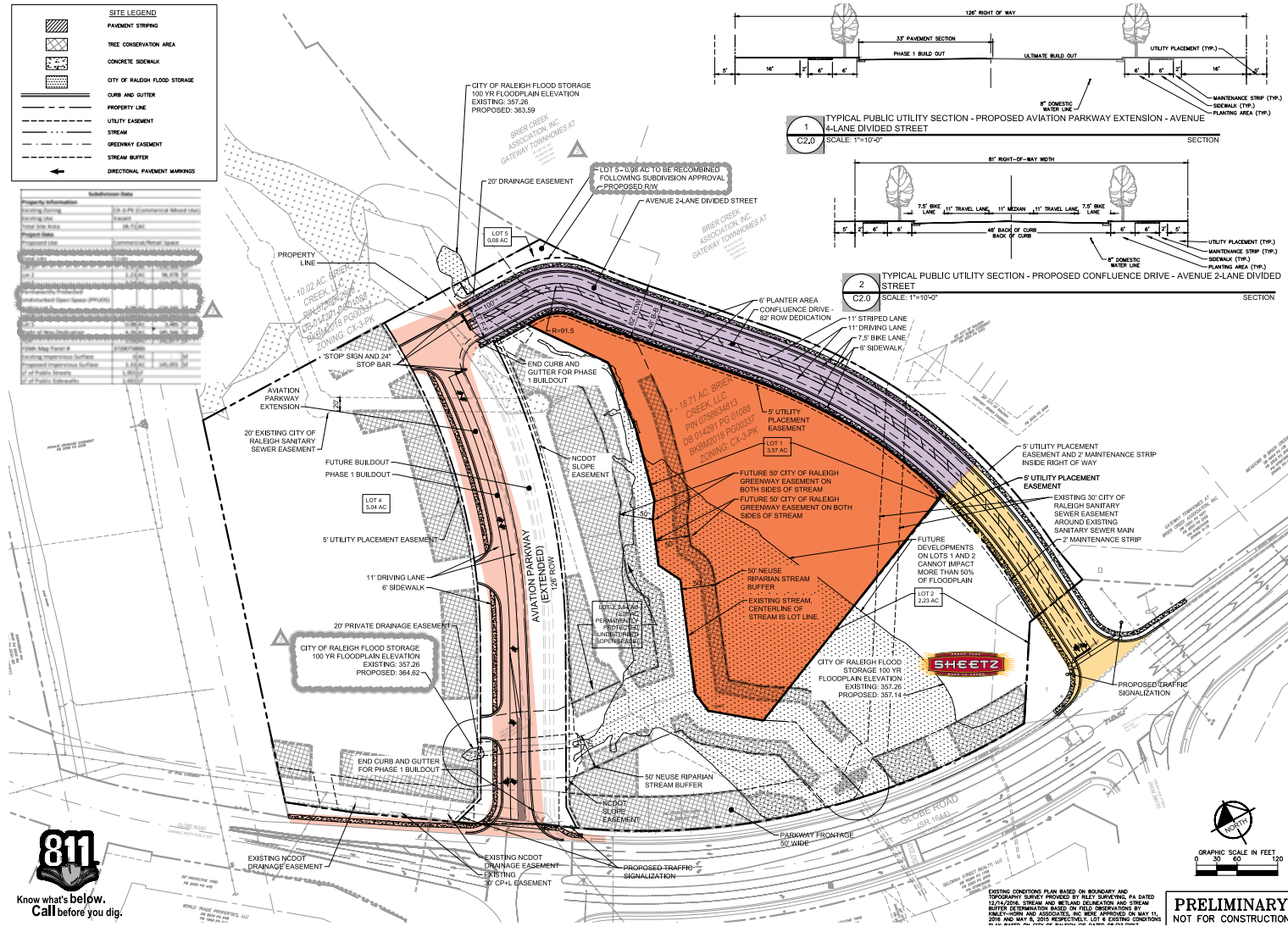
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## ROADWAY REQUIREMENT



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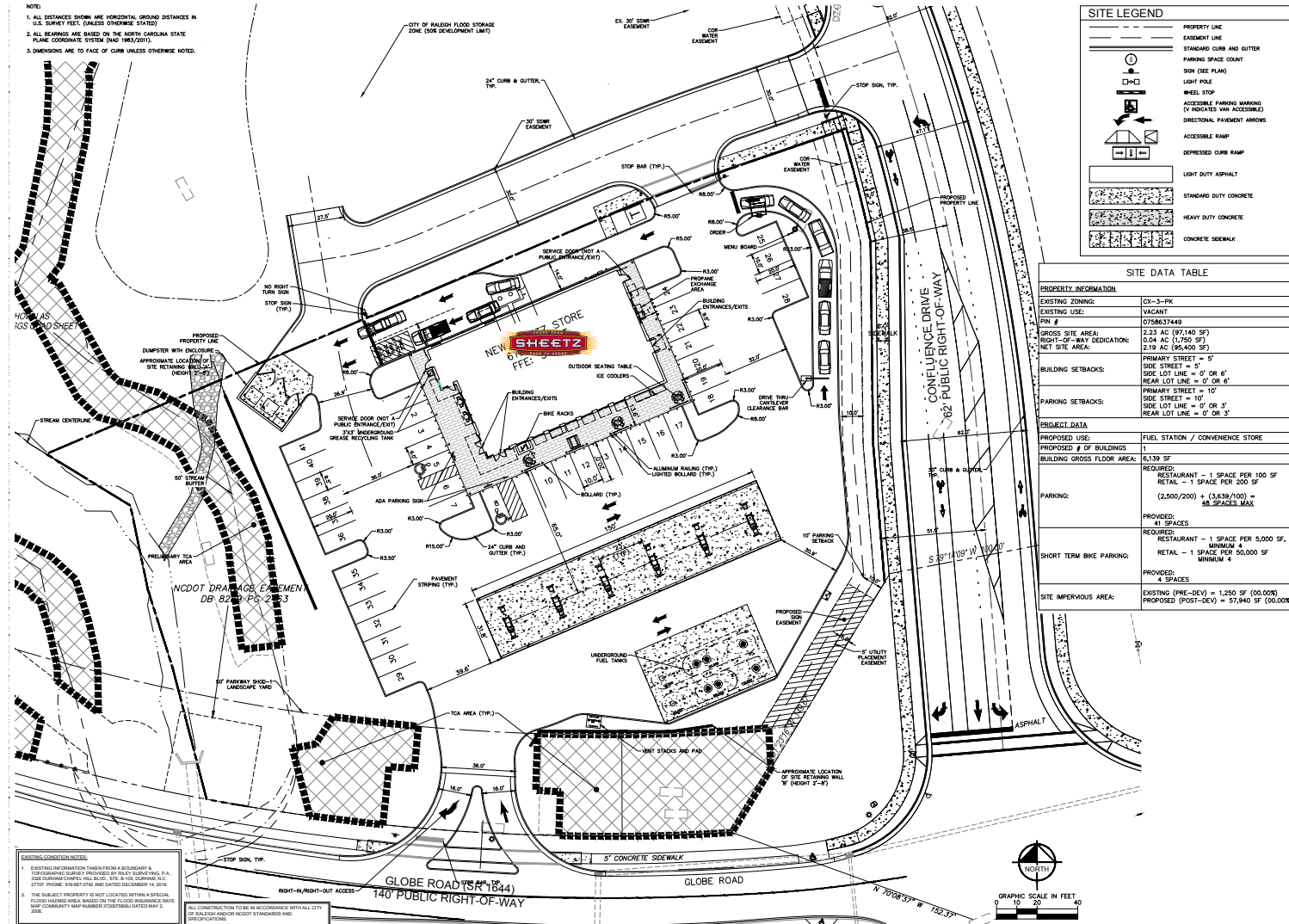
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## SHEETZ CONCEPT PLAN



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