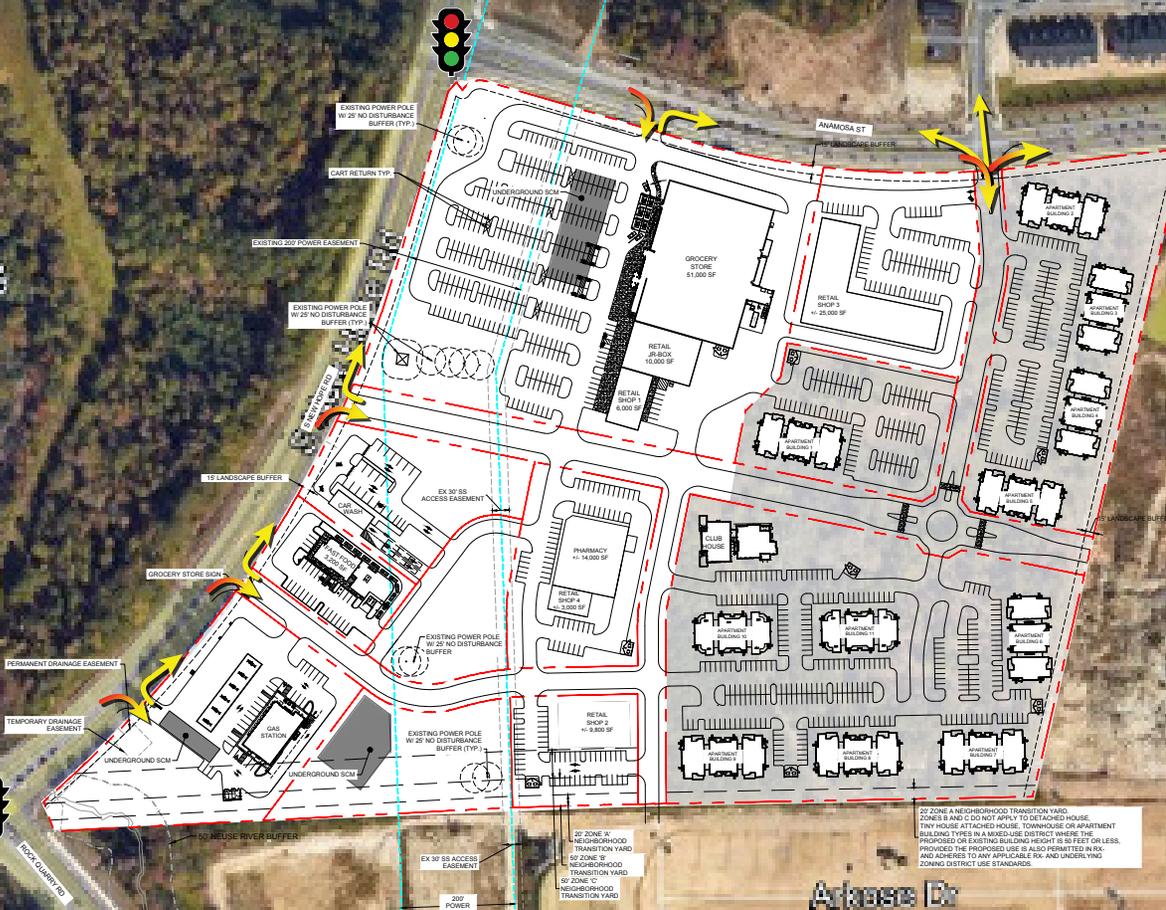


OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610

Wake County

Big Branch



EXISTING POWER POLE W/ 25' NO DISTURBANCE BUFFER (TYP.)

CART RETURN TYP.

EXISTING 200' POWER EASEMENT

EXISTING POWER POLE W/ 25' NO DISTURBANCE BUFFER (TYP.)

12' LANDSCAPE BUFFER

GROCERY STORE SIGN

PERMANENT DRAINAGE EASEMENT

TEMPORARY DRAINAGE EASEMENT

UNDERGROUND SCM

UNDERGROUND SCM

EXISTING POWER POLE W/ 25' NO DISTURBANCE BUFFER (TYP.)

EXISTING POWER POLE W/ 25' NO DISTURBANCE BUFFER (TYP.)

EXISTING POWER POLE W/ 25' NO DISTURBANCE BUFFER (TYP.)

20' POWER EASEMENT

EX 50' SS ACCESS EASEMENT

EX 30' SS ACCESS EASEMENT

20' ZONE A NEIGHBORHOOD TRANSITION YARD

20' ZONE B NEIGHBORHOOD TRANSITION YARD

50' ZONE B' NEIGHBORHOOD TRANSITION YARD

50' ZONE C NEIGHBORHOOD TRANSITION YARD

20' ZONE A NEIGHBORHOOD TRANSITION YARD

ZONES B AND C DO NOT APPLY TO DETACHED HOUSE, TINY HOUSE ATTACHED HOUSE, TOWNHOUSE OR APARTMENT BUILDING TYPES IN A MIXED-USE DISTRICT WHERE THE PROPOSED OR EXISTING BUILDING HEIGHT IS 50 FEET OR LESS, PROVIDED THE PROPOSED USE IS ALSO PERMITTED IN BOX AND ADHERES TO ANY APPLICABLE DC AND UNDERLYING ZONING DISTRICT USE STANDARDS.

Arkase Dr

Microline Trl

Arkase Dr

Casey Ln

Lights Ln

OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610
Wake County

UP TO 285,000 SF OF RETAIL-COMMERCIAL
New Shopping Center | Retail Pads Available



AREA RETAILERS



RETAIL FOR LEASE

- Olde Towne Row now leasing
- Up to 285,000 SF of Retail-Commercial
- Serve rapid- growth, South East Raleigh
- Regency at Olde Towne & Lennar at Trace & Olde Towne Residences new under construction ___ approved units at full build out
- Proximity to major intersection of S New Hope Rd & Rock Quarry Rd
- Multiple access points on S New Hope Rd and Amara St

LEASED BY:

klnb

Bob Browning
bbrowning@klnb.com
703-268-2717

Phil Ruxton
pruxton@klnb.com
202-420-7777

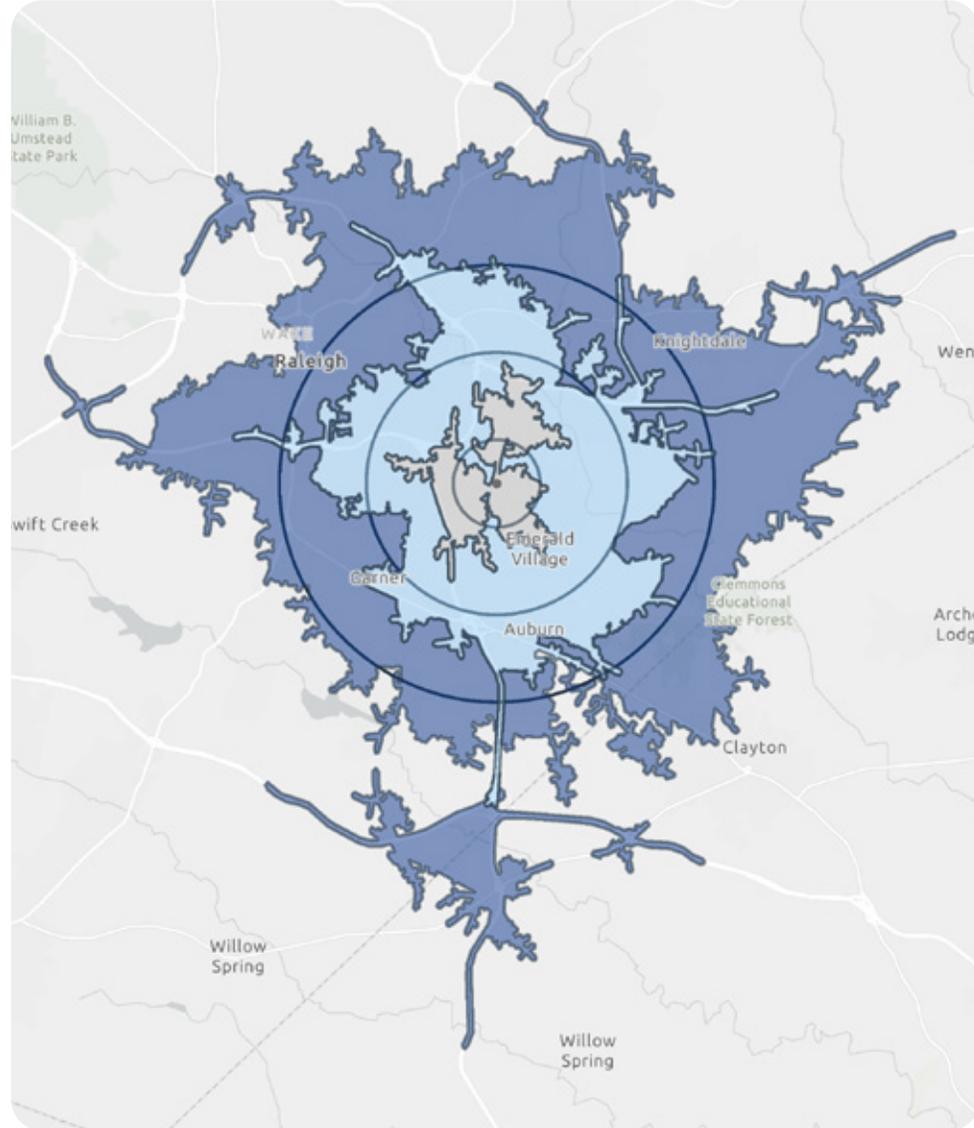
12435 Park Potomac Ave, Suite 250
Rockville, MD 20854
klnb.com

OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610
Wake County

LOCATION

& DEMOGRAPHICS



1-MILE 3-MILES 5-MILES 5-MIN 10-MIN 15-MIN



Population
11,478 41,245 92,471 16,962 70,097 193,462



Daytime Population
7,925 34,007 129,478 13,364 84,746 257,166



Households
3,747 14,460 37,171 5,504 25,138 84,237



Average Household Income
\$85,496 \$97,303 \$105,487 \$88,666 \$94,697 \$120,892

TRAFFIC COUNTS | 2023

S New Hope Rd 18,500 ADT
Rock Quarry Rd 17,000 ADT

[DOWNLOAD
DEMOGRAPHIC REPORT](#)

Bob Browning
bbrowning@klnb.com
703-268-2717

Phil Ruxton
pruxton@klnb.com
703-909-2454

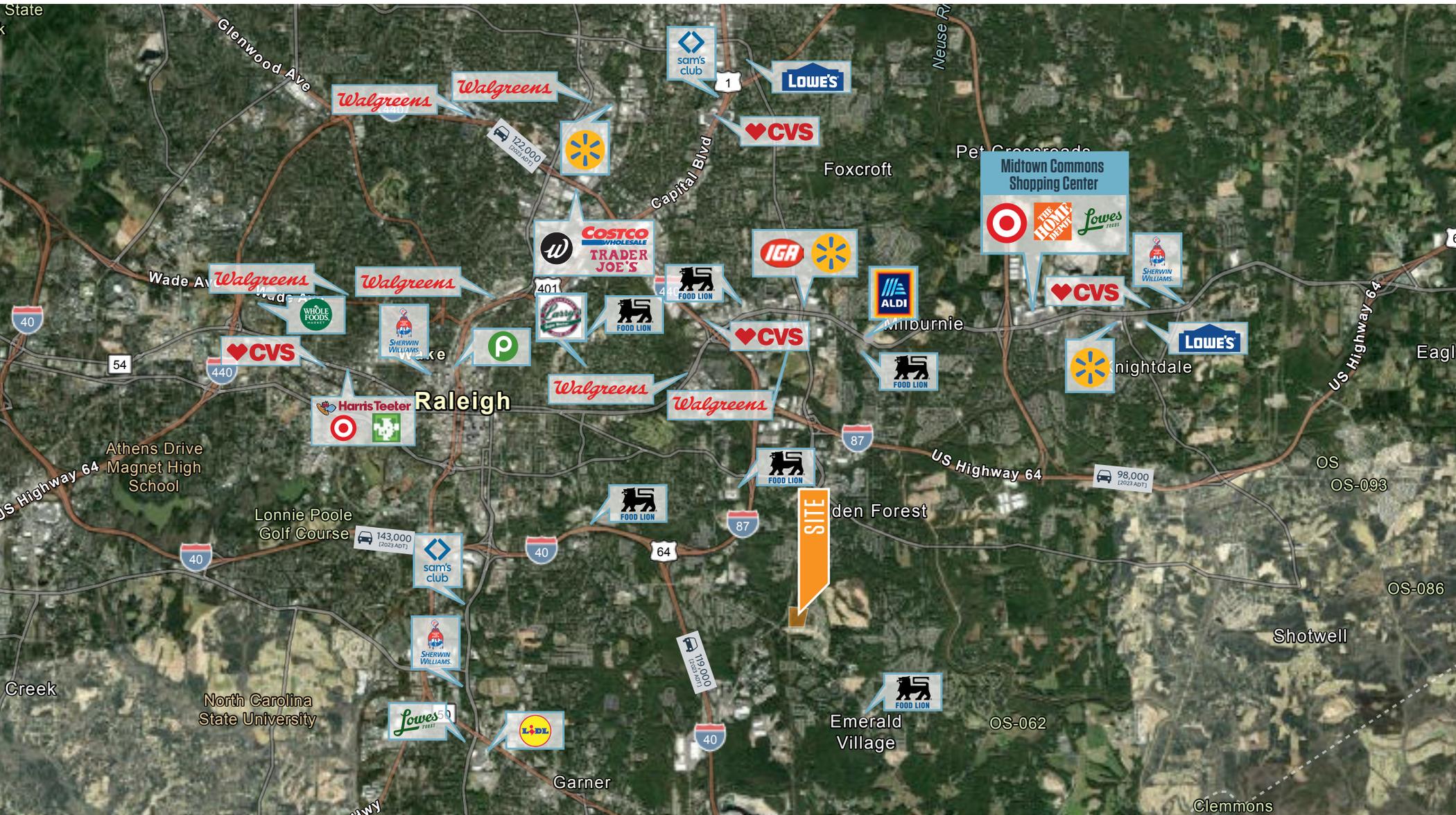
12435 Park Potomac Ave, Suite 250
Rockville, MD 20854
klnb.com



OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610
Wake County

MARKET AERIAL



Bob Browning
bbrowning@klnb.com
703-268-2717

Phil Ruxton
pruxton@klnb.com
703-909-2454

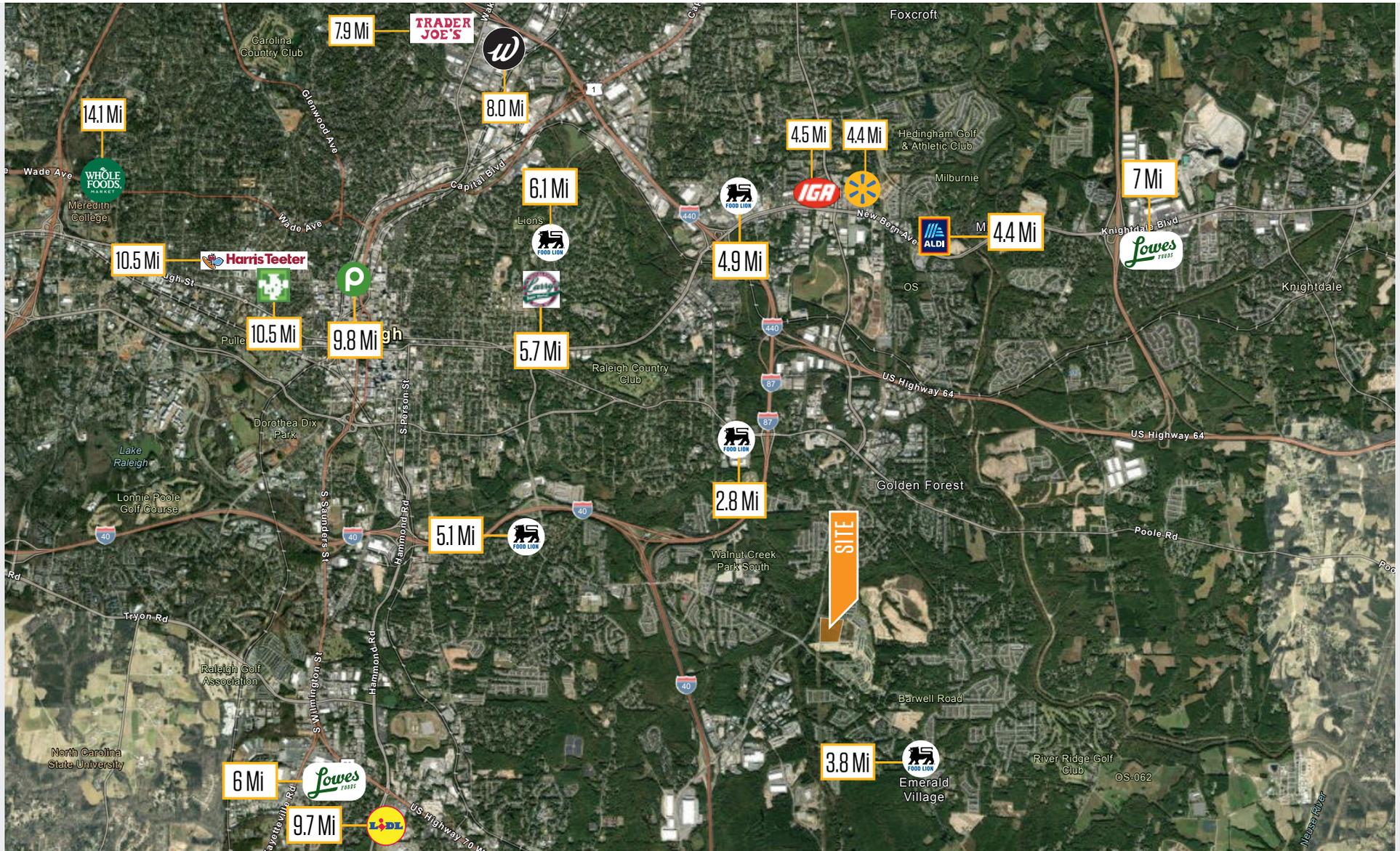
12435 Park Potomac Ave, Suite 250
Rockville, MD 20854
klnb.com



OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610
Wake County

GROCERY AERIAL



Bob Browning
bbrowning@klnb.com
703-268-2717

Phil Ruxton
pruxton@klnb.com
703-909-2454

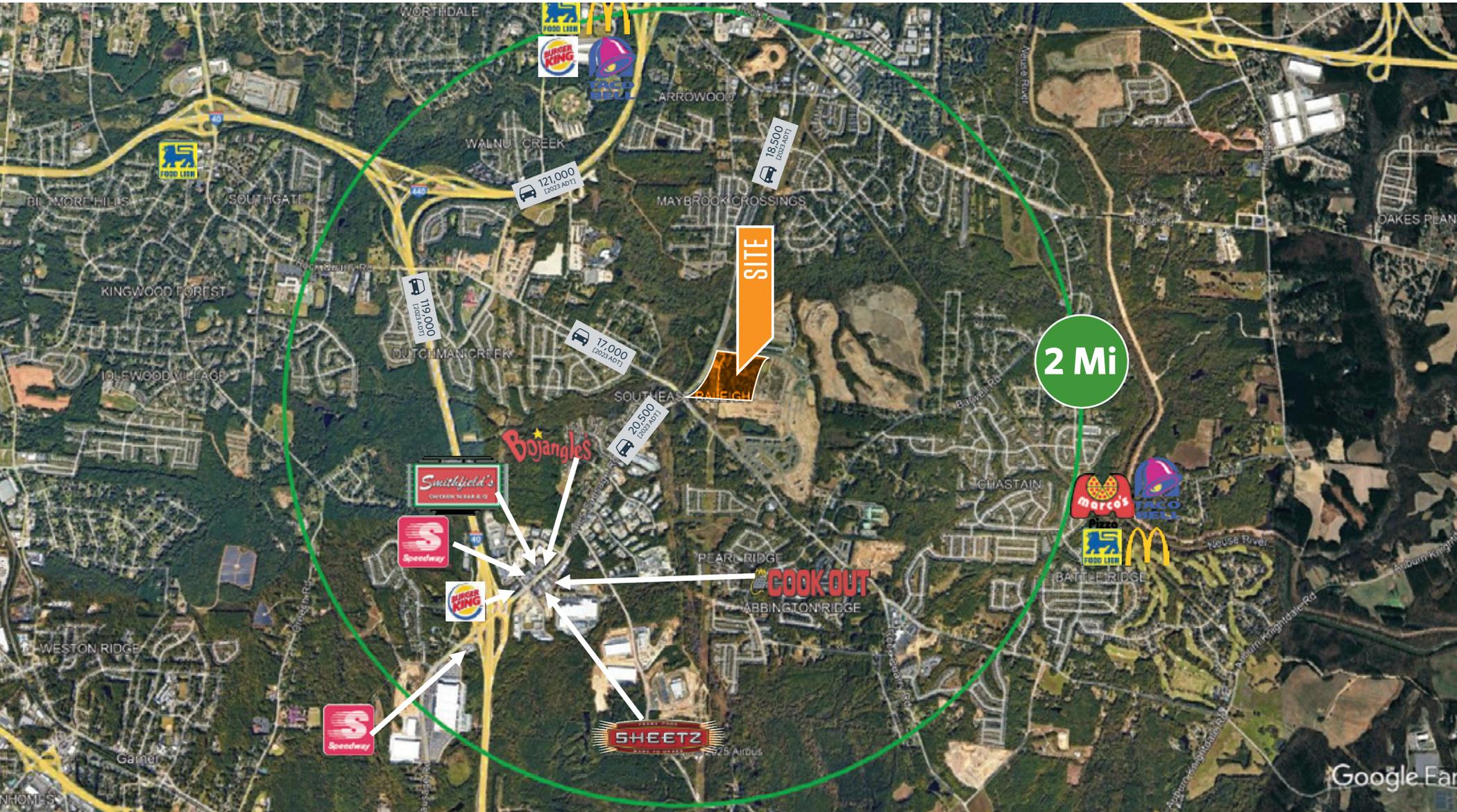
12435 Park Potomac Ave, Suite 250
Rockville, MD 20854
klnb.com



OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610
Wake County

CLOSE-UP AERIAL



Bob Browning
bbrowning@klnb.com
703-268-2717

Phil Ruxton
pruxton@klnb.com
703-909-2454

12435 Park Potomac Ave, Suite 250
Rockville, MD 20854
klnb.com

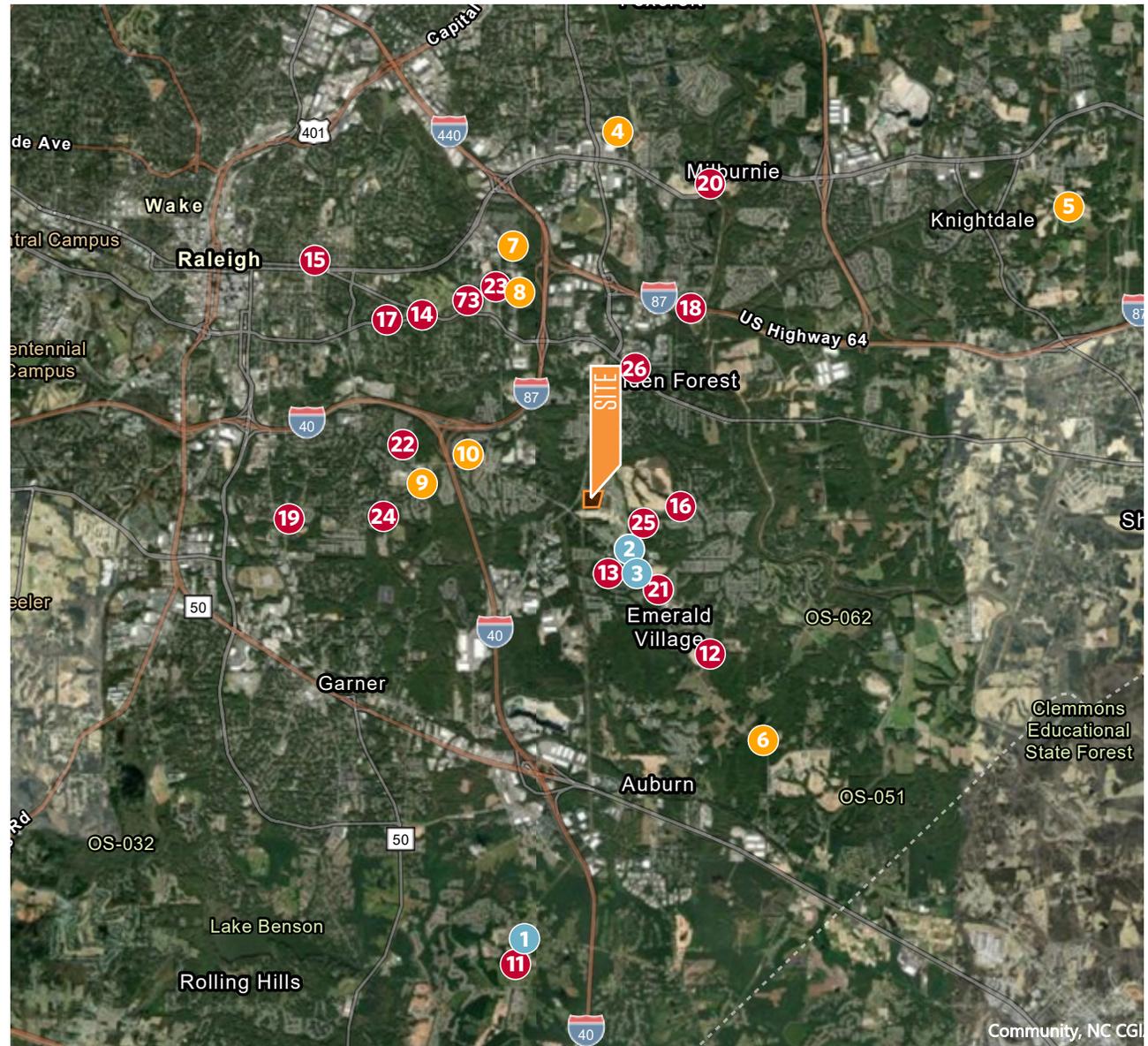


OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610
Wake County

HOUSING MAP

Complete			
#	Project Name	Total Units	Type
1	Townes at Ridgemoor	70	TH
2	Trace at Olde Towne - Olde Towne Lots 4 and 5	304	TH
3	Quarry Trace	96	MF
Under Construction			
#	Project Name	Total Units	Type
4	Crescent Townes	44	TH
5	Project Hope Campus	290	SF-MF
6	Edge of Auburn Multifamily	180	TH
7	Ripley Station Renovations	48	MF
8	Raleigh Oak Charter School	K-12	School
9	3300 Olde Birch Drive Apartments	94	MF
10	Terrace at Rock Quarry	132	MF
Planned			
#	Project Name	Total Units	Type
11	Homestead at Bryan Farm	98	TH
12	Cavastead Phase II	73	MF
13	3800 Pearl Road Multifamily	100	MF
14	The Enclave at MLK	83	MF
15	Edenton Court	23	MF
16	Barwell Road Townhomes	6	MF
17	Cedar Moor Apartments Renovations	100	MF
18	Anderson Condominiums	12	MF
19	Haddonstone Townhomes	26	MF
20	Beachwood Apartments Phase 2	40	MF
21	Rock Quarry Subdivision	56	MF
22	2340 Compassionate Drive Residential	150	MF
23	Montage East Townes	21	MF
24	Iris Ridge	50	MF
25	Shallcross Park	98	MF
26	Maple Ridge Apartments	146	MF



OLDE TOWNE ROW

2231 S New Hope St, Raleigh, North Carolina 27610

Wake County

[CLICK TO VIEW PROPERTY WEBSITE](#)

For More Information, Please Contact:

Bob Browning
bbrowning@klnb.com
703-268-2717

Phil Ruxton
pruxton@klnb.com
703-909-2454



While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.

12435 Park Potomac Ave, Suite 250
Rockville, MD 20854
klnb.com

