

RALEIGH  
**5401 NORTH**  
NORTH CAROLINA



**THE CHAMBERS GROUP**  
ACCELERATING RETAIL SUCCESS™

**PARTNER**  **X TEAM**  
INTERNATIONAL

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## PROPERTY DETAILS

- 400 Acre mixed use community at the intersection of I-540 & Hwy 401
- 8 miles NE of Downtown Raleigh
- 2,250 single family homes, townhomes, and multi-family homes planned
- 900 students currently at River Bend Elementary School, a year-round school on site
- 1,200 students at River Bend Middle School, a year-round school, opening on site Fall 2017
- Purple Martin Community Farm, a 6-Acre urban farm will open in 2017
- Adjacent to 5401 North is Wake Tech Community College, with enrollment reaching 17,000 students
- The Town Center of 5401 North will consist of restaurants, retail, services, offices, and residential
- 25 - Acre city park planned and approved by the city
- Dog Park
- 27.5 mile Neuse River Greenway, part of the Capital Area Greenway, is complete and adjacent to the site





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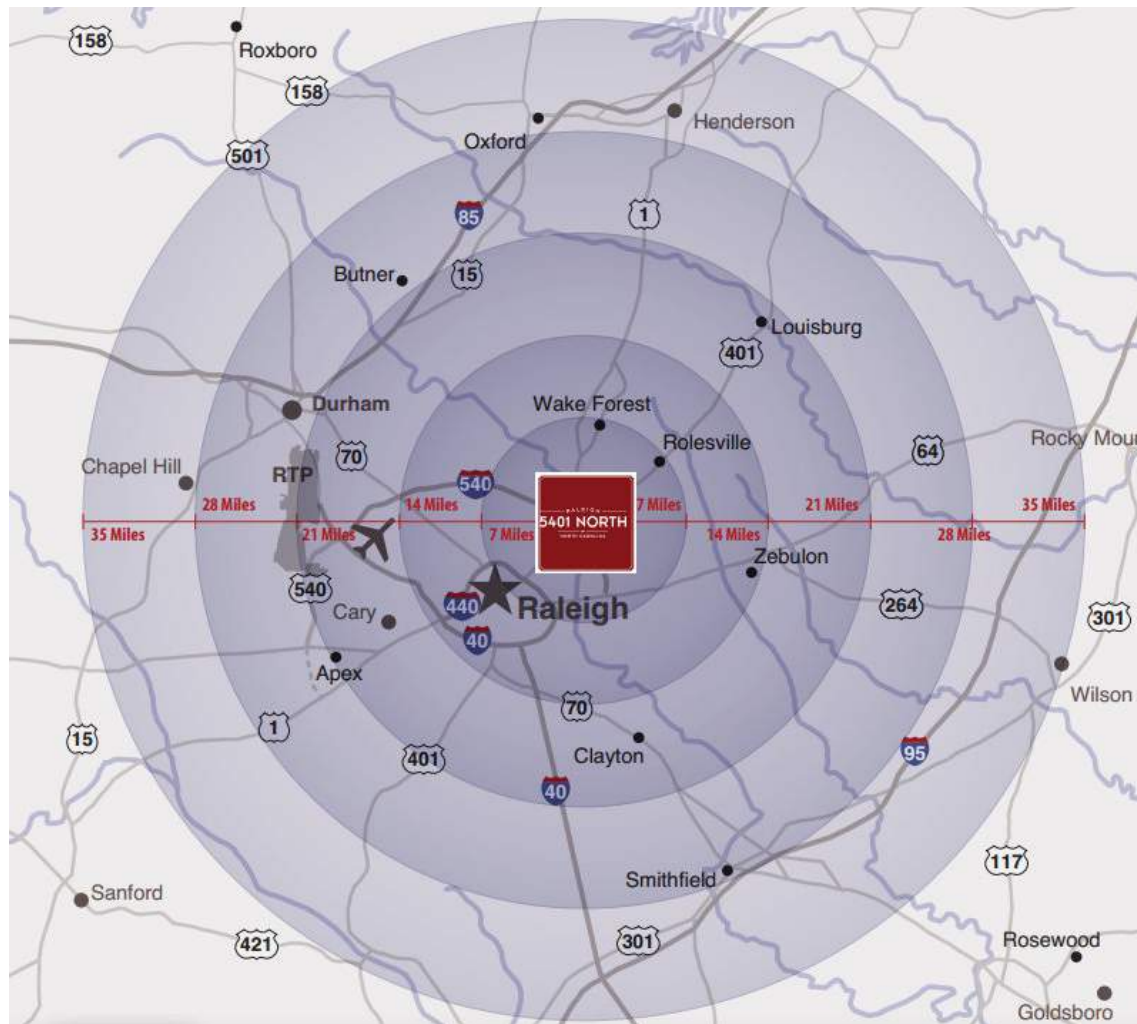
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**DEMOGRAPHICS**

| EST. POPULATION         | AVG. HH INCOME           | TOTAL EMPLOYEES         |
|-------------------------|--------------------------|-------------------------|
| <b>63,195</b><br>3 mi   | <b>\$69,210</b><br>3 mi  | <b>24,873</b><br>3 mi   |
| <b>154,554</b><br>5 mi  | <b>\$77,943</b><br>5 mi  | <b>82,322</b><br>5 mi   |
| <b>499,161</b><br>10 mi | <b>\$84,102</b><br>10 mi | <b>323,379</b><br>10 mi |

**TRAFFIC COUNTS**

**I-540 - 61,000 VPD**  
**HWY 401 (Louisburg Rd.) - 53,810 VPD**



\*The information herein has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness.



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- Commercial
- Office
- Retail
- Townhomes
- Single-Family Homes (Alley Loaded)
- Single-Family Homes (Front Loaded)
- Multi-Family Housing
- Future Residential

Plan subject to change without notice.  
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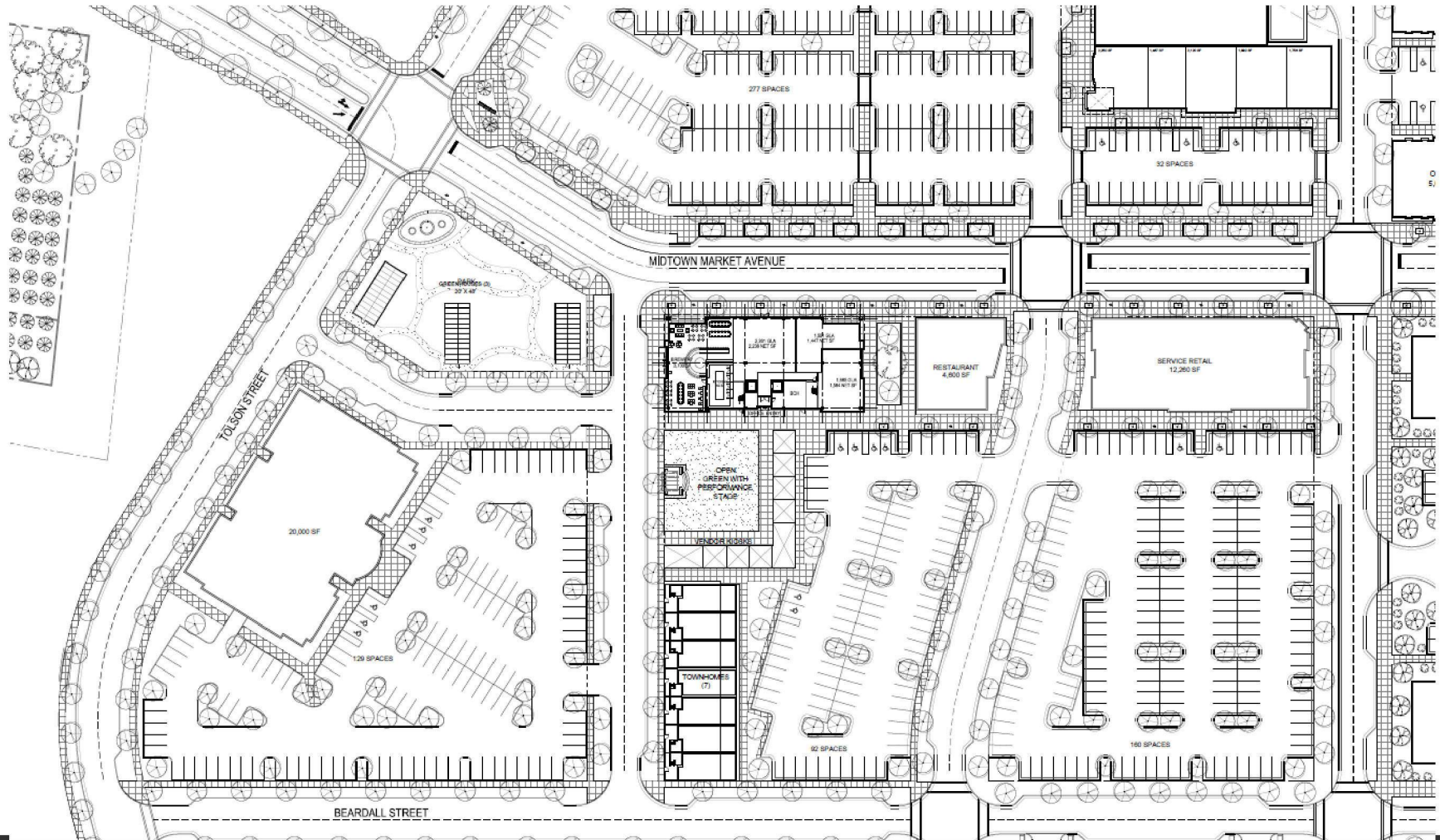
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Retail/Restaurant/Service



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