



CAMPBELL
PROPERTY GROUP, INC.
commercial real estate from a higher perspective

1122 Oberlin Road
Raleigh, NC 27605
919.828.0092 Office
919.882.9523 Fax
www.flycpg.com



Crossroads Shopping Center Development Opportunity

1660 Piney Plains Rd Cary, NC 27518

- Site Acreage: 30 +/-
- Zoned: GC&GCCU General Commercial
- Current Use: Automobile Dealership
- Location: Crossroads Shopping Center Cary, NC
Walnut Street, Piney Plains Road
West Wake County
- All Utilities in Place Retention
- Ponds in Place High Density
- Overlay District
- Contact Broker for Pricing

○ **FOR SALE**

McQueen Campbell

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Ginny Hager

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CAMPBELL PROPERTY GROUP, INC.

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Campbell Property Group is pleased to present a unique investment opportunity to purchase 30+ acres of land in Crossroads Shopping Center, the most popular area in Cary, NC. The expansive property is located within walking distance of national retailers and restaurants and is a prime location for commuters being minutes from major highways and RDU international airport.

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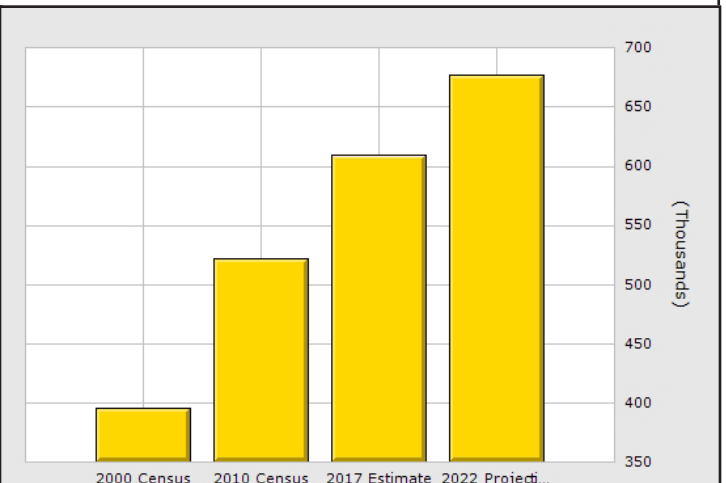


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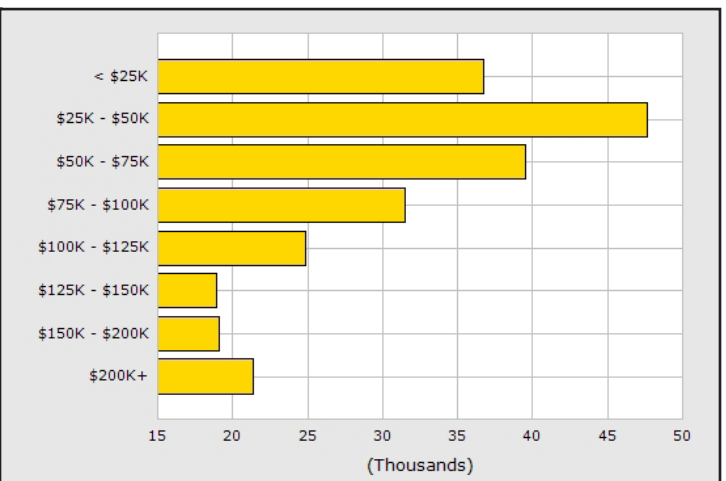
Investment Highlights and Demographics

- Located in one of the fastest growing regions in the US
- High Average Income
- Area demand for multifamily housing
- Ample Parking and Land
- Easily accessible to major highways
- Excellent Visibility
- Located in a popular Retail Development
- Rapidly Growing Population

	1 Mile	5 Mile	10 Mile
2017 Total Population	9,420	177,784	609,973
2022 Population	10,430	195,979	677,169
Pop Growth 2017-2022	10.72%	10.23%	11.02%
Average Age	36.40	35.60	36.10



	1 Mile	5 Mile	10 Mile
2017 Total Households	4,158	69,868	239,569
HH Growth 2017-2022	10.85%	10.74%	11.16%
Median Household Income	\$71,241	\$67,186	\$72,309
Average Household Size	2.30	2.40	2.40





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1600 Piney Plains Rd Cary, NC 27518



Site Acreage: 30+/-
Zoned: GC&GCCU General Commercial
Current Use: Automobile Dealership
Building Size: 80,631 sq ft (11,344 office)
Building Height: 19' to 23' 8"
Capacity: 68 lifts 72 bays
Parking: 552,000 sq.
Lighting: 40 light poles
Pricing: Contact Broker

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