



Office/Retail/Warehouse/Industrial Park Availability in Knightdale

Updated 2/12/2010

Contact KCOC: (919) 266-4603 or knightdalechamber@knightdalechamber.org

VIEWERS PLEASE NOTE:

This listing is for informational purposes only. Every effort is made to ensure accuracy; however, the Knightdale Chamber of Commerce makes no claim implied or otherwise as to availability or suitability of any listed site. Please use the contact information provided for more information on particular properties. This is only a partial list.

725 Bethlehem Road
Quality Comfort Services, Inc. (space available in building)
Tracy Banks - (919) 217-5640; bankshvac@aol.com
700 SF available

Big Oak Court, Knightdale, NC 27545 (Planter's Walk – Knightdale Blvd)
Mike Peebles – Income Properties, 919-812-3000
19,500+ SF., available, class A office space for lease, rental rate: \$20.00/SF, full service, five to ten year lease term, Features: Excellent visibility and location at intersection of I-540 and Business 64, 4 miles east of I-440 beltline from Raleigh, Across from new Shoppes at Midway Plantation (Target, Home Depot, Bed Bath & Beyond, etc.)

300 Black Belt World Dr. | Steeple Square Shopping Center | Supreme Martial Arts
Terri Richards, Lee Dynasty, LLC at 919-880-5102

East Park Office Condos | Knightdale Blvd.
Ron Hines, CPA 919-266-3417

106 First Avenue
Dr. Sidney Libfraind - 919-266-9286

621 First Avenue, Knightdale - (formerly Knightdale United Methodist Church location)
Hodge & Kittrell, Inc. Realtors: Eddie Bland, 919-876-7411 or enbland@msn.com
All-brick building, rooms on main and heated basement level. Propane heat, 3 Trane A/C units with 6 zones in main building. Detached annex building for meeting/dining room with kitchen and full bath. Large oak trees surround lot. Total acres: 1.3. 8060 SF for sale. Located off of Knightdale Blvd. on First Ave. Church on right ¼ mile \$975,000.

First Citizens Bank building
Robert P. Boone, Jr., CCIM, 919-787-1555
Building for Sale - Smithfield Rd., Knightdale. Previous location of First Citizens Bank.

Great Falls Court, Knightdale
Contact Carter Kennemur, Kennemur & Associates, at 269-6400, for more leasing information.
The Warn Building, owned by Ted and Jo Warn, is a state-of-the-art structure with flexible rental space. Located on Great Falls Court beside Tiger Martial Arts, it offers professional landscaping and sprinkler system throughout. The building is approximately 8000 square feet, with 3300 square feet in the back allocated for use by the owners' business, Progressive International Electronics. The front three units could be leased separately or combined to accommodate any business requiring over 3500 square feet. (With its bank of windows and road exposure, it would be perfect for retail, dance, gymnastics or similar enterprise.) If leased before completion of the interior, up-fit charges for the lease may be reduced substantially.

1105 Great Falls Court, Knightdale, NC 27545
Ketan Shah mobile 919-225-4417; Direct 919-573-1761
Commercial district one mile from I-540, Hwy. 64 Business just west of Knightdale
3,140 SF Available, one story retail/office flex, move in ready, space can be subdivided, brick exterior, two rollup Bay Doors, 25 parking spaces. Convenient to all areas of Knightdale, zoned for office, institutional and retail uses, daily traffic count 32,000 on Hwy. 64.

Hodge Rd. and Poole | Rite Aid Location
JDH Leasing – Jake Whittingham (704) 496-7116

Knightdale Blvd. – Shoppes at Midway Plantation
Capital Commercial Realty-- Mary Lobdell. (919) 469-0202 or cell (919) 608-2811.



Office/Retail/Warehouse/Industrial Park Availability in Knightdale

Updated 2/12/2010

Contact KCOC: (919) 266-4603 or knightdalechamber@knightdalechamber.org

8001 Knightdale Blvd – EastPointe (Square D Property)

Coldwell Banker TradeMark Commercial Properties, Inc., www.trademarkproperties.com

Brian Farmer - (919) 227-5515; cell 919-730-6584 or bfarmer@trademarkproperties.com

Stoplight access, Major frontage on Hwy. 64E, onsite 230,000 watt substation by Progress Energy, Knightdale is a high growth area of the greater Research Triangle, Total site is 59+ acres offering build to suit / expansion opportunities. Warehouse features: 25, 200 up to 211,358 SF. available, fully heated and cooled by common computer controlled Andover system. Docks and drive-in doors available, 40' x 40' column spacing. Starting at \$5 SF. gross.

Knightdale Blvd. | Knightdale Business Center | behind Bojangles off Knightdale Blvd

Stuart Patch– Coldwell Banker Commercial/TradeMark Properties - 919-227-5512 Cell 360-0337

This facility is brick with reflective glass storefronts and is located at the corner of Hwy. 64 and Old Knight Rd. Available exterior signage and a high traffic count make this an excellent location for small to medium size business needs. Uses include personal service, warehousing, distribution, light manufacturing, and office. This center has over 34,000 SF. of space with units available from 1,200 SF to 4,000 SF. Each unit is 100% conditioned and with new shell units the owner offers a 20% office build-out. Our competitive pricing and ample parking make this a great location for the Knightdale business community.

7633 Knightdale Blvd. | Little Village Shopping Center

J. H. Poole - 919-266-2375

Knightdale Crossing 2 | 817 Smithfield Road

Jim Mettrey – J. Mettrey Properties - 919-872-8644

Shopping Center space located behind Knightdale Crossings Shopping Center. 3375 SF. end unit. Three large offices and several small offices, conference room, snack area. Also can be used for open retail. 2400 Square feet. Retail space.

Knightdale Crossings Shopping Center – (where former Winn Dixie/Peak Fitness anchored)

Ira Swartz – Capstone Advisors, Inc.

Bruce Lynch – Rosamund Property Consultants – 919-357-9238

Mike Peebles – Income Properties— 919-812-3000

Knightdale Professional Center (next to Knightdale Post Office) | 502 McKnight Drive

Chuck Corbett, (919)-269-7439

Second floor of the Knightdale Professional Center, just behind the SEC at 502 McKnight Drive, suite 200, just as you get off the elevator. It has brand new upfit, 3 nice individual offices, a reception area, and a large open area. It totals 850 sqft, has lots of windows, and the latest in communication capabilities. \$1200 per month covers everything but the phone (internet) bill.

Knightdale Professional Center (next to Knightdale Post Office) |502 McKnight Drive

Powell Properties – Sonya Wyatt, 467-1000 x110

Right side of Post Office. Medical Office Space, 2,000—15,000 SF.

Knightdale Primary Care location, 7124 Knightdale Blvd.

Larry A. and Lois E. Tyree, 919-570-3306, doctluke@embarqmail.com

2, 550 sq. ft. – brick veneer with metal roof. Office Building on an outparcel in the Knightdale Crossing Shopping Center in front of Wal-Mart and Peak Fitness. For sale or lease.

6602 Knightdale Boulevard, Rex Healthcare - Knightdale: Medical Office Building

Courtney Hanfland- NexCore Group-919-890-4567

Brand new, state-of-the-art Rex Healthcare of Knightdale Facility is looking for qualified tenants to lease medical office space. Limited time leasing incentives and ownership opportunities available.

6731 Knightdale Blvd. | Retail Space beside Shoppes at Midway Plantation (Verizon building)

Donna Stickley—Trademark Properties, 919-227-5542

Verizon Wireless is the Anchor. Cold, dark shell. 7,500 SF. available—multiple configurations available. \$24 SF. rent with \$30 TI allowance

6632 Knightdale Blvd (US 64 E)

NAI Carolantic Realty | Ed – 919-832-0594

Building for Lease: 2800 SF available. \$10.00 net.

Knightdale Blvd. | Castlebrook (beside Knightdale Medical building-Lisa Dee's Florist location)



Office/Retail/Warehouse/Industrial Park Availability in Knightdale

Updated 2/12/2010

Contact KCOC: (919) 266-4603 or knightdalechamber@knightdalechamber.org

Knightdale Blvd.
Anthony & Co. – David M. Leake – 582-3138
Ricky Murray – 266-2606 – Lisa Dee's Florist
Retail/Office Space

Knightdale Blvd. | Steeple Square Shopping Center | Food Lion anchor
York Properties - George S. York, Jr., CCIM - (919) 821-1350
Wynham Properties - Jamey Britt - 919-787-8837; 919-676-6397
Cahan & Company - Norman H. Cahan, CPA, CVA – 215-364-7777 X111, cell 215-431-3436

Knightdale Blvd | Shoppes @ Wal-Mart
Steve Wilder - The Wilder Group, 919-266-6399

Knightdale Blvd. | Shoppes at Midway Plantation– Knightdale, NC
Large regional commercial shopping center, with more than 425,000SF of retail space.

7325 Knightdale Blvd. - Victorian House
Ricky Murray (Lisa Dee's owner) - 919-266-2606
700 SF.- \$795 includes utilities; 300 SF.- \$495 includes utilities; \$250 includes utilities

Knightdale Crossing II – Smithfield Road – Knightdale
Jim Mettrey, J. Mettrey Properties, 919-420-6057
For lease 625 SF Retail or Office. Great for Insurance office or cell phone.

McKnight Office Center | McKnight Drive
Dr. Tim Poirier – 919-266-2048
Located on left hand side of Knightdale Post Office

McKnight Drive - Center across from Wal-Mart
Mike Peebles – 812-3000

937 Old Knight Road, Knightdale NC | Space adjacent to Dr. James Buckthal, Orthodontist
Brian Rattledge – Mikels & Jones Properties | Phone: 781-9998 or Mobile: 633-5686
1996 SF., new construction, near to Knightdale High School, abundant parking, perfect for small professional office

901 Old Knight Road
(919) 266-5992
6,000 SF office building with "Class A" fit up. Owner occupied by SpecCon Construction. Comes with 2.25 acres of land and additional building site, \$1,400,000 to be sold unoccupied.

937 Old Knight Road
Mikels & Jones Properties, Contact Brian Rattledge, Phn: 919-781-9998, Mobile: 919-633-5686; brattledge@mjproperties.com
1996 Sq. ft., new constructin, explosive growth area, next to new Knightdale High School, space adjacent to Dr. Jim Buckthal, DDS, MS, Abundant parking, perfect for small professional office, generous upfit allowance, lease rate: \$19.00 psf Net Janitoriaol

64 Business Center
C. P. Harris - Email: cpharris3@nc.rr.com
Located on Hwy. 64E behind Tractor Supply Company

64E Business Park
Parrish Commercial – 919-269-7439
Lots for Sale/Buildings for lease / Build to suit

64E Business Park | 261 – Tiger Martial Arts
Coldwell Banker Commercial/TradeMark Properties – Stewart Patch, 919-782-5552
Space at White Tiger location

64 B, Knightdale, Brock Cabinet Building
Mark Stone – 451-8049



Office/Retail/Warehouse/Industrial Park Availability in Knightdale

Updated 2/12/2010

Contact KCOC: (919) 266-4603 or knightdalechamber@knightdalechamber.org

Manufacturing / Loading Docks, 24,000 Sq. ft. available

Shoppes at Midway Plantation – Verizon Building- Knightdale Blvd.

Wake Stone Corporation – Tom Oxholm – 266-1100

Retail & Commercial Space

1018E Shoppes at Midway Drive, Knightdale, NC

Tony Batchelor, (919) 306-9066, tonybatchelor@msn.com (owner)

Great business franchise opportunity: Rita's of Knightdale, NC (1018E Shoppes at Midway Drive). *Great location:* Adjacent to many restaurants and shopping centers. *Opened:* Fall 2007. *Rita's Rating:* Ranked as a "Gold Store" by Rita's Corporation for Operational Performance in the areas of Cleanliness, Product Quality & Customer Service. *Customers:* Established solid customer base and has become a visible part of Knightdale community—one of NC's fastest growing populations. Rita's is quickly becoming a household name in NC. *Sales:* Increased 18% from the 2008 season to the 2009 season. *Why Selling:* Franchise owner is relocating to the North.

4023 Village Park Drive, Knightdale, NC

Gary Slade @ Lynn Ray Medical Supply 919-266-3727; York Properties – Boss Poe, 821-7177

New professional/retail suites parallel to US 64 with great visibility. Features: 1500 – 7500 SF. All units are built out and ready for carpet and paint. 5:1 parking ratio. Walking distance to several restaurants. 1st Month Rent FREE.

3005 Village Park Drive - Re/Max Center (former) |

Brassfield Commercial Realty – Josh Hemphill (919) 554-2828 x 23 or josh@brassfield.com

Executive Suites for lease. Class A. Office Center—up to 5,000 sq. ft., full service individual Executive suites (includes all utilities, shared conference room& kitchenette, internet, bathroom(s).)

4019 Village Park Drive.

Contact Taymor Properties at 919-327-3236 or philtina@aol.com

1500SF. Can be seen from Business HWY 64. Long term or short term lease available.

4015 Village Park Dr | Shoppes at Parkside Commons

Alan Massey – Loral, Inc. - 556-7890; stori@aol.com

Knightdale, Great small 826 SF. office/retail space with an excellent location. \$25.00 per SF upfit allowance.

Village Park Drive | 3009 Village Park Drive, Knightdale, NC

Clint Ferrell @ Icon Commercial, (919) 618-4886 Mobile

Office space with retail exposure in the heart of Knightdale. Second row lot, from Hwy. 64, Zoned: NMX, Available suites B,C,D, Each suite is +/-1,500SF, Suites are built out and can be combined, Signage on the building; Best Use: Office/Retail, 4/1000 Parking ratio, \$12 PSF NNN, TICAM \$1.20

Wachovia Bank (former) Building

Terry Mikels, Mikels & Jones Properties, 919-781-9998

2-story brick building with frontage on Hwy 64B—Knightdale Blvd. Approximately 12, 992 SF. Bank branch is available on first floor with two drive through windows. Ample parking & signage. For sale or lease (\$17.50 per SF.). Entire building purchase price \$1,750,000.

Widewaters Commons

David Wagner 743-7316; Mary Hobson - (919) 319-6811 mhobson@widewaters.com; Chris Kutlick—704-644-7846

ckutlick@widewaters.com

Located on Hwy. 64E – Lowes Foods Shopping Center

LAND

LAND FOR SALE:

Smithfield Road, Knightdale – Steeple Square Shopping Center

NAI Carolantic Realty: Richard Hibbits, 919-832-0594

6.1 acres; Retail, Commercial/Conditional Use District. \$141,570 per acre. \$3.25/SF. Total: \$863,576.99. Restaurant, Flex, Office, Hotel/Motel, Retail, School, Recreation, Multi-Family. 6.1-acre tract adjacent to Food Lion at Steeple Square Shopping Center at the intersection of Knightdale Blvd (US 64) & Smithfield Rd. No frontage on US 64.

LAND FOR SALE:



Office/Retail/Warehouse/Industrial Park Availability in Knightdale

Updated 2/12/2010

Contact KCOC: (919) 266-4603 or knightdalechamber@knightdalechamber.org

Knightdale Blvd/I-540/Hodge Road, Knightdale – Legacy Oaks

NAI Carolantic Realty: Ed Brown & Mark Everett, 919-832-0594

US 64 Business (Knightdale Blvd), I-540, Hodge Road (Legacy Oaks). 1.69 – 107.74 acres. Price range: \$61,645 – 90,173 per acre. \$1.42 - \$2.07/SF. Best uses: Single-Family, Multi-Family, Retail. Property zoned by the Town of Knightdale Residential (GR8 and UR12) and Neighborhood Mixed (NMX). Perfect location for medical user with easy access to new Duke Medical Center and Rex Healthcare. Excellent residential location convenient to Shoppes and Midway Plantation and new retail construction. Call for specifics on pricing.

LAND FOR SALE:

728 Three Sisters Road, Knightdale.

NAI Carolantic Realty: Robin Anders, 919-832-0594

4.61 acres. \$347,072 per acre. \$7.97/SF. Total: \$1,600,000.00. Best uses: Hotel/Motel, Office, Medical, Restaurant, Retail, Warehouse, Flex. Zoned HD near HWY 64 Bypass and HWY 64E. Close to Knightdale Airport. Excellent retail site for hotel, retail or restaurant. Site is highly visible from 64/264 Bypass and Business 64. Property offers 417' road frontage on Three Sisters Rd. 1,000 SF two-story office building in move-in condition with fenced-in storage yard that can be leased for \$6,500 mo. Water avail; electric supplied by Progress Energy.

LAND FOR SALE:

7404, 7408 & 7412 Forestville Rd, Knightdale

White Oak Commercial: H. John Hatcher, Jr, 919-832-680 or jhatcher@whiteoakcommercial.com

4.4+/- acres for sale. NMS – Knightdale (Neighborhood Mixed Use) allows any use except Industrial or Big Box. Frontage: 505'. Located on Forestville Rd near the intersection of Old Knight Road in Knightdale. \$490,000.00.

901 Old Knight Road – 1.5 acres,

Icon Commercial, Clint Ferrell, clint@iconre.net, 919-618-4886 www.iconre.net

Zoned: M-1, Ideal Uses would include office, flex, warehouse, Build to Suit opportunity or Sale, Site rough graded w/utilities and street stubbed \$3.50 PSF

Industrial Property behind Target | Knightdale Blvd

Charlie Silver – Hinton Land, Inc. (919) 261-8967

Approximately 40 acres, build to lease.

Parkside Commons: Lot on Hwy 64

Icon Commercial, Clint Ferrell, clint@iconre.net, 919-618-4886 www.iconre.net

Access from Village Park Dr., Site plan approved w/special use permit for automotive use. \$14 PSF. Lot graded. Between Rudino's & Just Tires. *Some restriction on types of food/restaurants.

Property around Knightdale Post Office | McKnight Drive

Jeff Maynard/Realty Executives, 266-3666

Sell/Lease/Build to Suit.

Property by Tractor Supply Company

Charles Motley - Realty Executive-Parrish - 919-266-3666

Retail Land | 6809 Knightdale Blvd

Boss Poe, CCIM, 919-645-2775, cell 919-868-0016, bosspoe@yorkproperties.com

Approximately 1.80 acres, Zoned HB, Easy access to I-540, Drive-through allowed w/ Special Use Permit

Retail Land | 22 Acres located behind Kohl's - Midtown Commons

John Larocca, Grub & Ellis, 919-420-1572

Zoned M1, Direct access from Hinton Oaks Blvd.

Steeple Square Shopping Center – 3.50 acres sub dividable

Icon Commercial, Clint Ferrell, clint@iconre.net, 919-618-4886 www.iconre.net

Three Sisters Rd | Hwy. 64 Bypass & Hwy 64

Icon Commercial, Clint Ferrell, clint@iconre.net, 919-618-4886 www.iconre.net

17 acres zoned industrial. Wake County jurisdiction. Well/Septic. Visibility from 64 Bypass and easy access \$130,000 per acre and up.



Office/Retail/Warehouse/Industrial Park Availability in Knightdale

Updated 2/12/2010

Contact KCOC: (919) 266-4603 or knightdalechamber@knightdalechamber.org