

RALEIGH  
**CITY FARM NORTH**  
AT 5401 NORTH



**THE CHAMBERS GROUP**  
ACCELERATING RETAIL SUCCESS™

PARTNER



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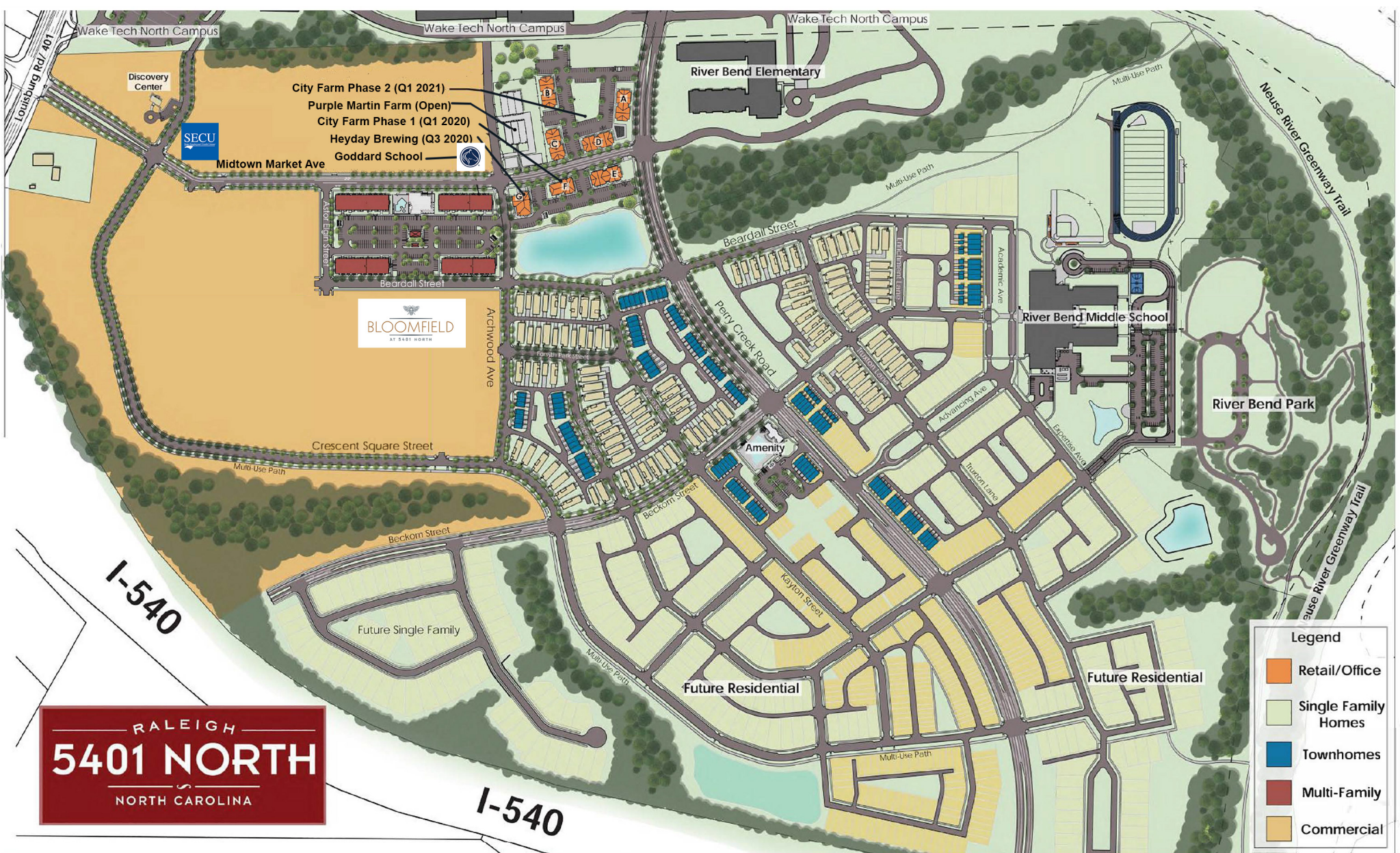
# RALEIGH CITY FARM NORTH

AT 5401 NORTH

## PROPERTY DETAILS

- 400 Acre mixed use community at the intersection of I-540 & Hwy 401
- 8 miles NE of Downtown Raleigh
- Up to 2,250 single family homes, townhomes, and multi-family homes planned
- 900 students currently at River Bend Elementary School
- 1,200 students at River Bend Middle School
- Purple Martin Community Farm is open and operating
- 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 is Underway
- Dog Park
- 27.5 mile Neuse River Greenway, part of the Capital Area Greenway, is complete and adjacent to the site





RALEIGH  
**5401 NORTH**  
 NORTH CAROLINA

5401 North Master Plan

Raleigh, North Carolina

| Legend  |                     |
|---|---------------------|
| <span style="display:inline-block; width:15px; height:15px; background-color:orange; border:1px solid black;"></span>     | Retail/Office       |
| <span style="display:inline-block; width:15px; height:15px; background-color:lightgreen; border:1px solid black;"></span> | Single Family Homes |
| <span style="display:inline-block; width:15px; height:15px; background-color:blue; border:1px solid black;"></span>       | Townhomes           |
| <span style="display:inline-block; width:15px; height:15px; background-color:darkred; border:1px solid black;"></span>    | Multi-Family        |
| <span style="display:inline-block; width:15px; height:15px; background-color:yellow; border:1px solid black;"></span>     | Commercial          |

\*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.



RALEIGH  
**5401 NORTH**  
 NORTH CAROLINA

**BLOOMFIELD**  
 AT 5401 NORTH

| Legend |                     |
|--------|---------------------|
|        | Retail/Office       |
|        | Single Family Homes |
|        | Townhomes           |
|        | Multi-Family        |
|        | Commercial          |

# 5401 North Master Plan

Raleigh, North Carolina

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Phase 1 of City Farm North will include a 6,000+/- square foot brewery/restaurant and two multi-tenant mixed-use buildings offering nearly 13,000 square feet of office and retail space. Delivery Q1 2020.

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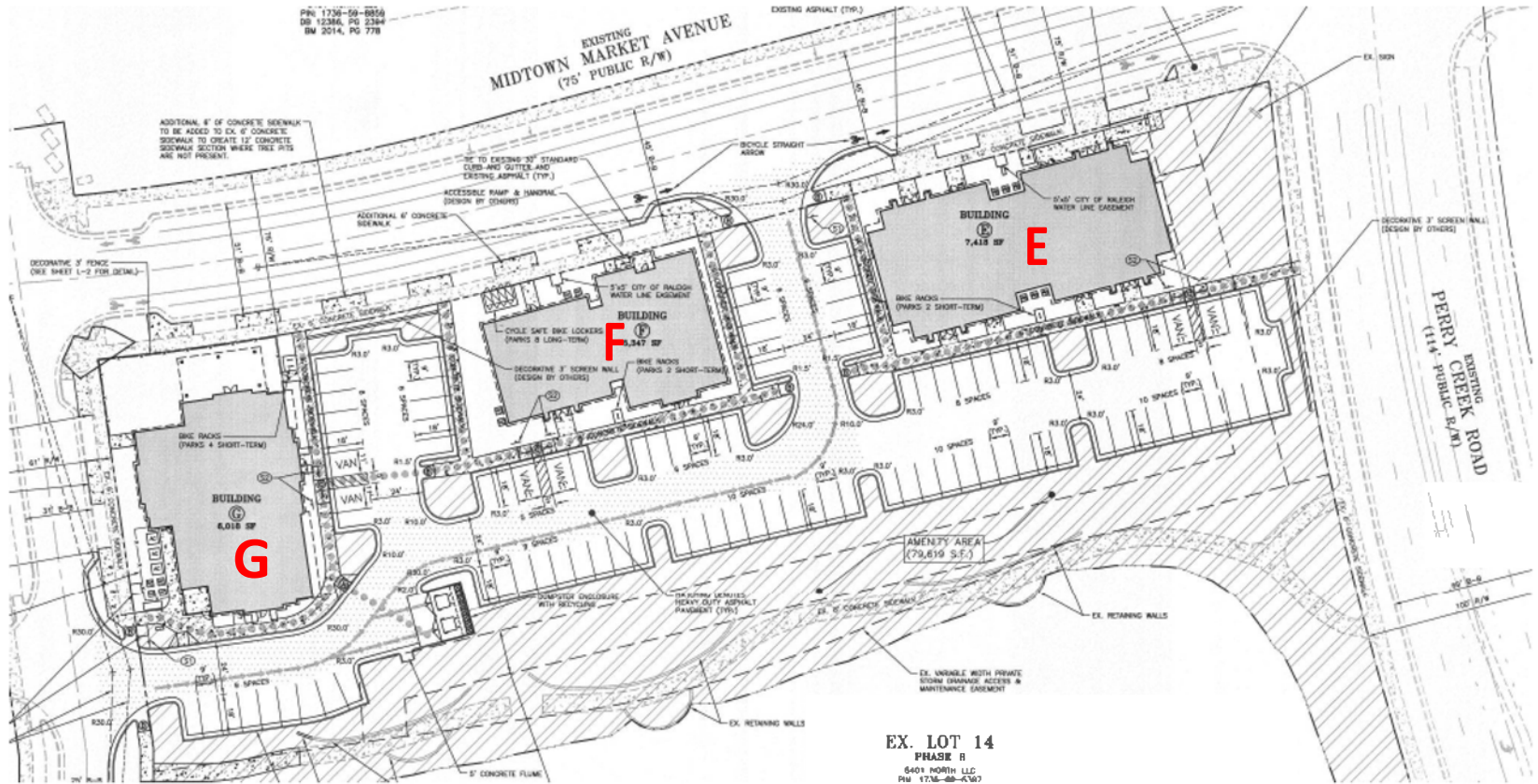
# RALEIGH CITY FARM NORTH

AT 5401 NORTH

Building E, F & G are under construction - Delivering Q1



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**CITY FARM NORTH**  
 AT 5401 NORTH

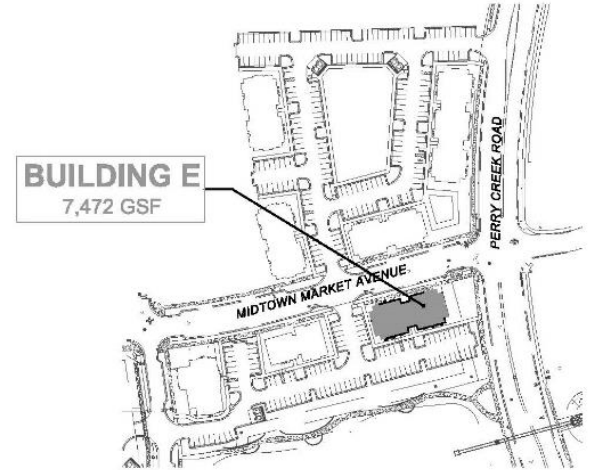


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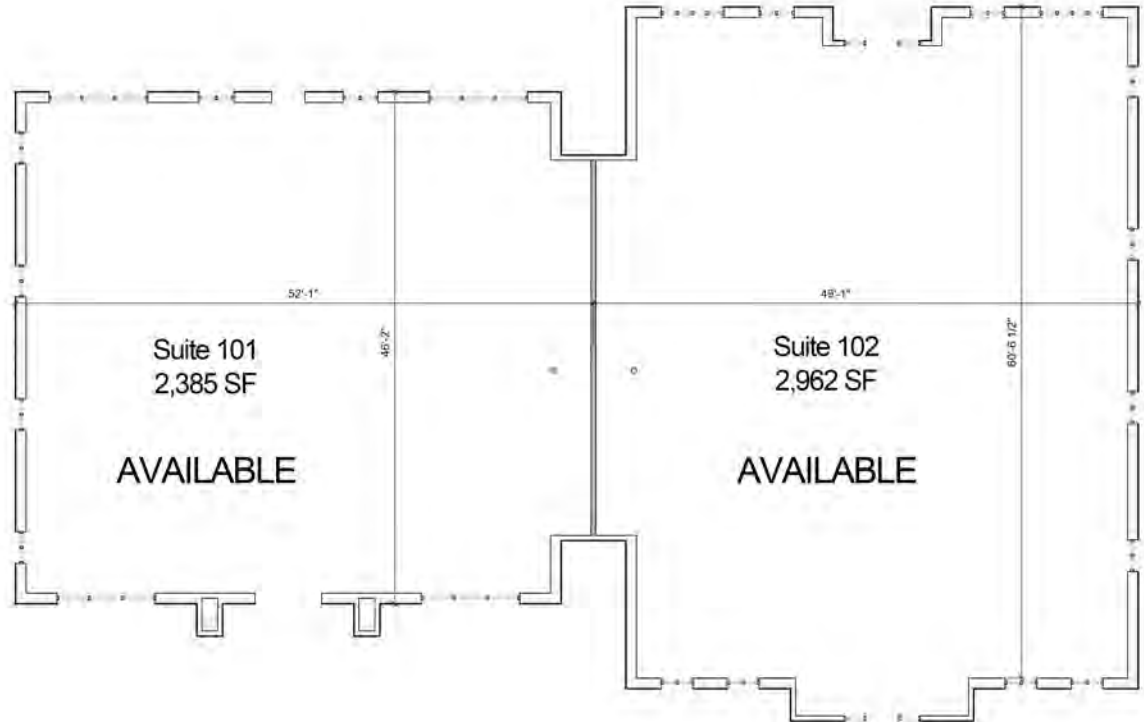
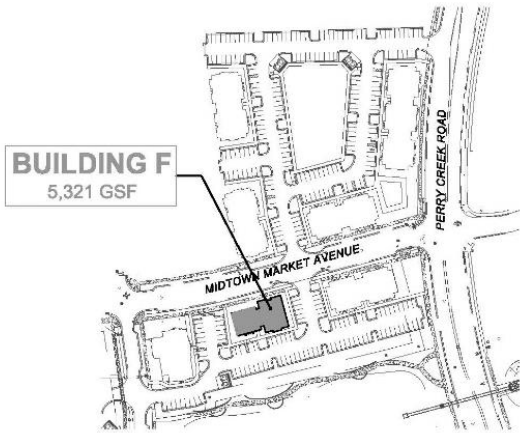
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**Building E**





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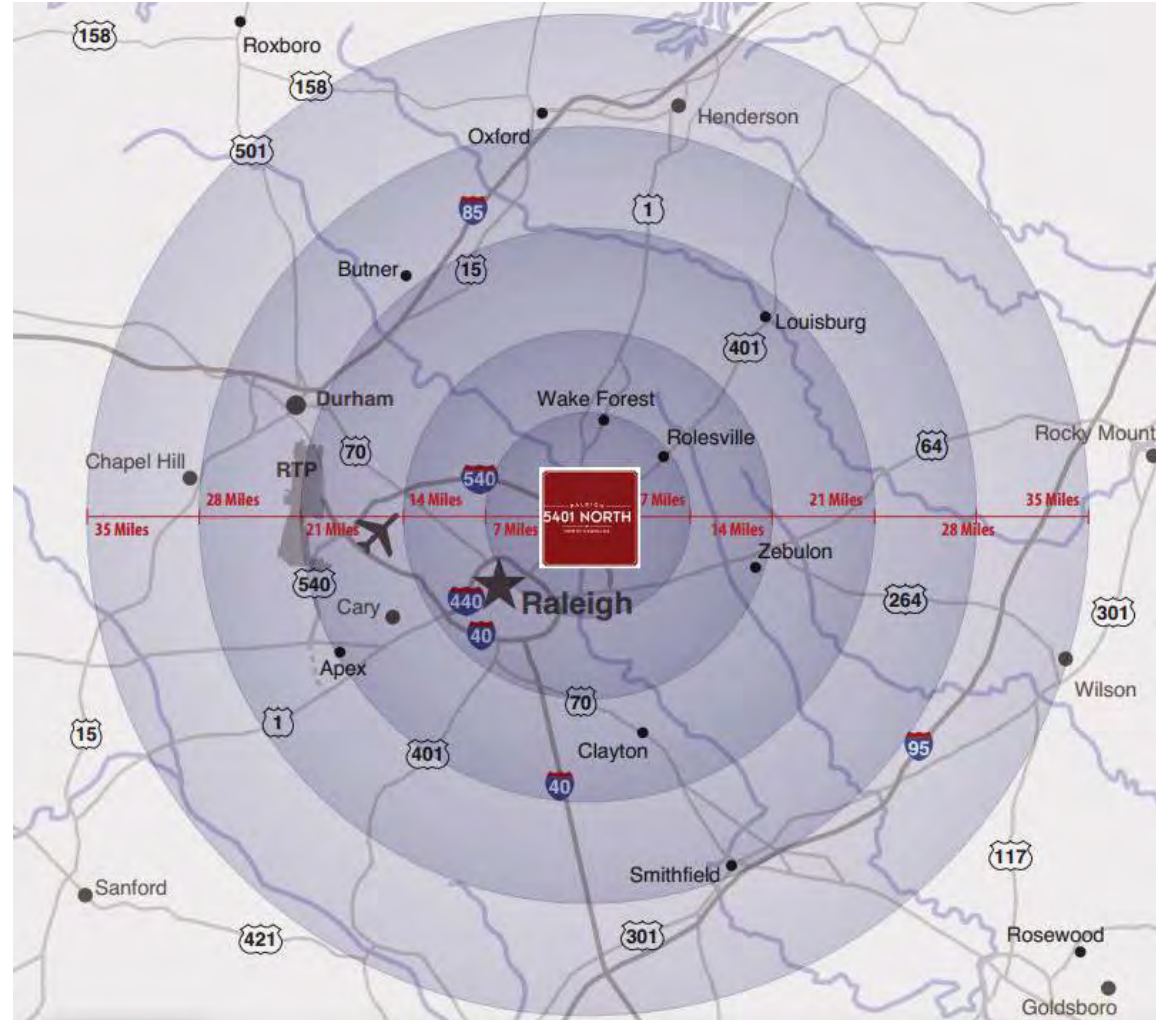
AT 5401 NORTH

## DEMOGRAPHICS

| EST. POPULATION        | AVG. HH INCOME          | TOTAL EMPLOYEES        |
|------------------------|-------------------------|------------------------|
| <b>67,144</b><br>3 mi  | <b>\$74,803</b><br>3 mi | <b>24,653</b><br>3 mi  |
| <b>160,996</b><br>5 mi | <b>\$83,650</b><br>5 mi | <b>74,496</b><br>5 mi  |
| <b>291,436</b><br>7 mi | <b>\$90,749</b><br>7 mi | <b>160,424</b><br>7 mi |

## TRAFFIC COUNTS

**I-540 - 72,000 VPD**  
**HWY 401 (Louisburg Rd.) - 45,000 VPD**



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# Current Aerial Overview



[www.americanaerialphotos.com](http://www.americanaerialphotos.com)

RALEIGH  
**5401 NORTH**  
EST. 2011

1-21-20

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