5000 FALLS

5000 FALLS OF NEUSE

PREMIER OFFICE SPACE FOR LEASE
IN NORTH RALEIGH

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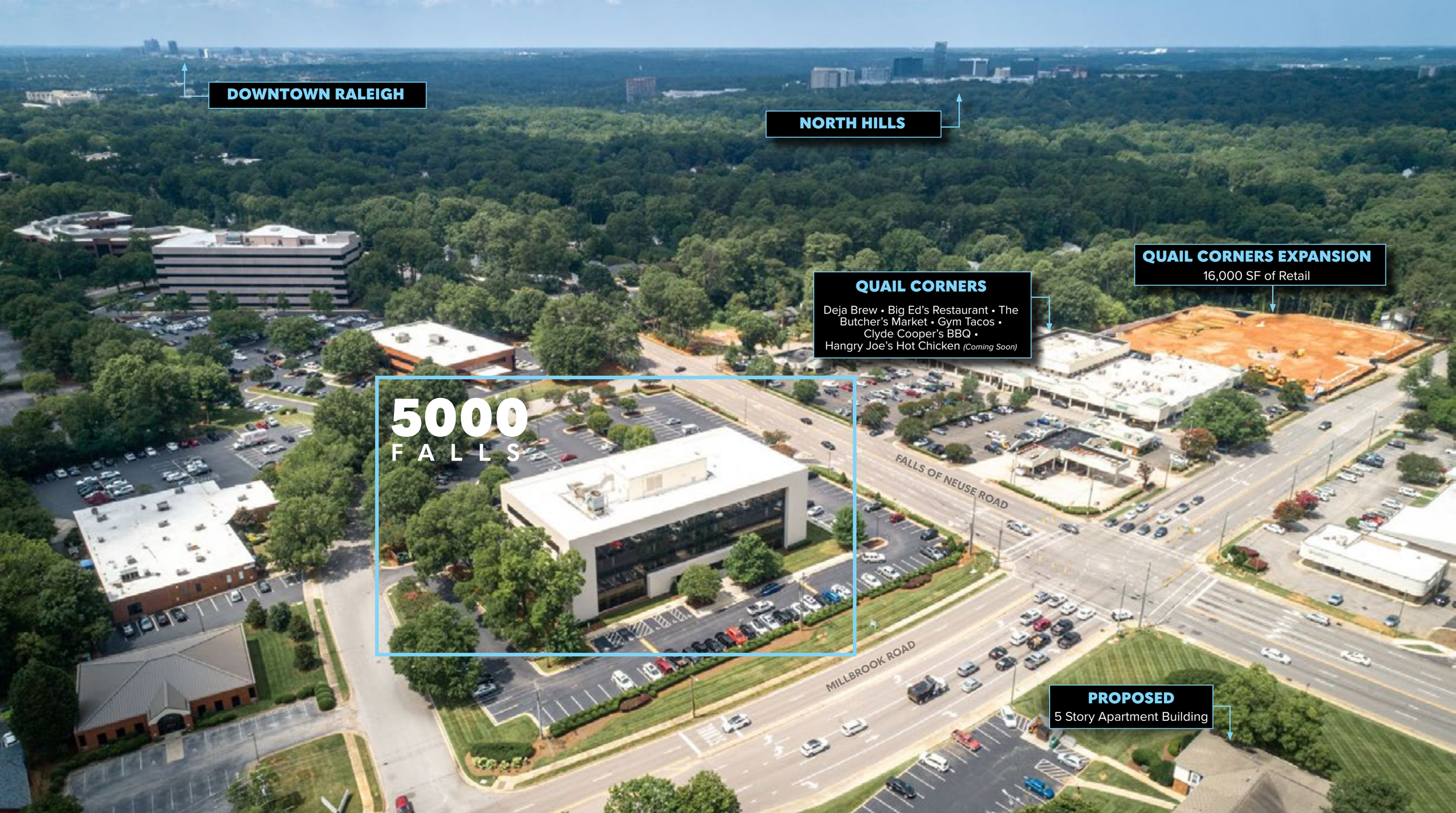

DOWNTOWN RALEIGH
NORTH HILLS
QUAIL CORNERS
Deja Brew • Big Ed's Restaurant • The Butcher's Market • Gym Tacos • Clyde Cooper's BBQ • Hangry Joe's Hot Chicken (Coming Soon)
QUAIL CORNERS EXPANSION
16,000 SF of Retail
5000
FALLS
FALLS OF NEUSE ROAD
MILLBROOK ROAD
PROPOSED
5 Story Apartment Building

PROPERTY DETAILS

5000 Falls of Neuse

AVAILABILITY

Suite 403* | ± 3,206 RSF | $25.00 RSF Full Service

Suite 410* | ± 2,948 RSF | $25.00 RSF Full Service

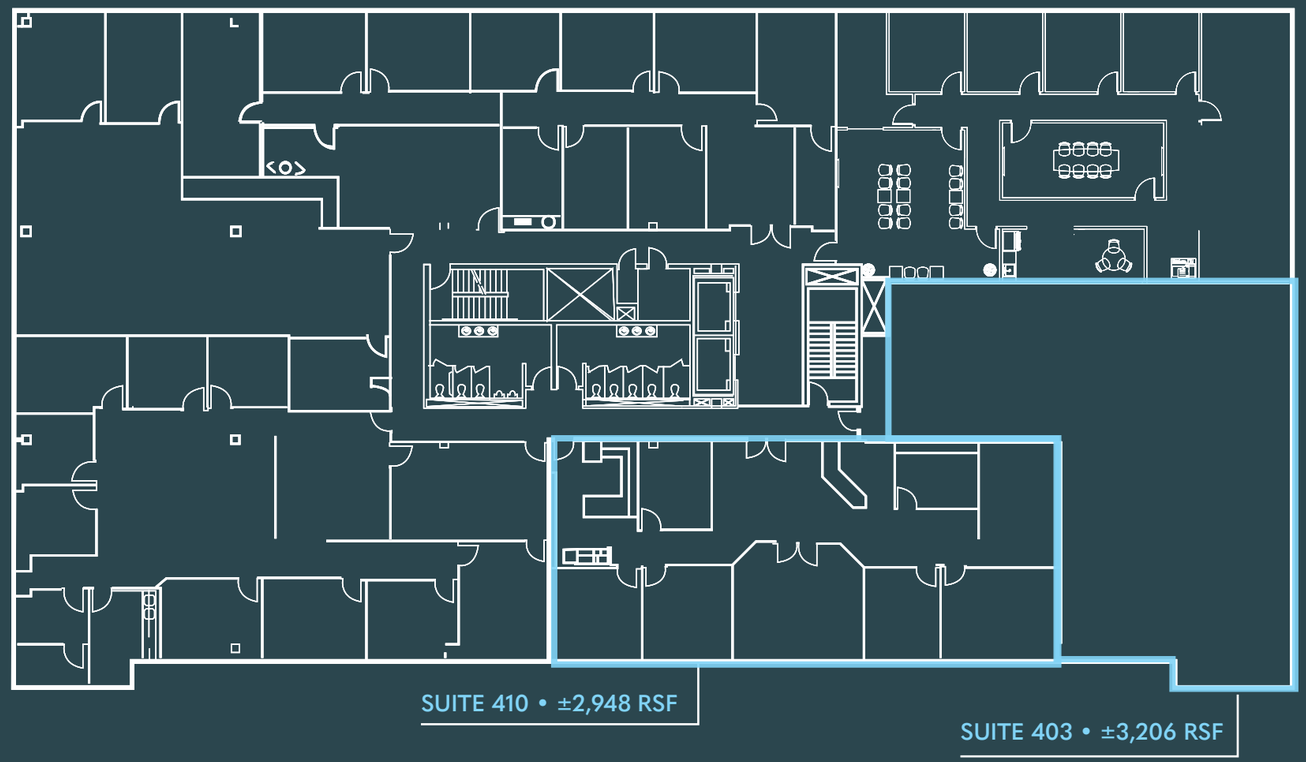
**Potential to be combined for ±6,154 RSF*

DETAILS

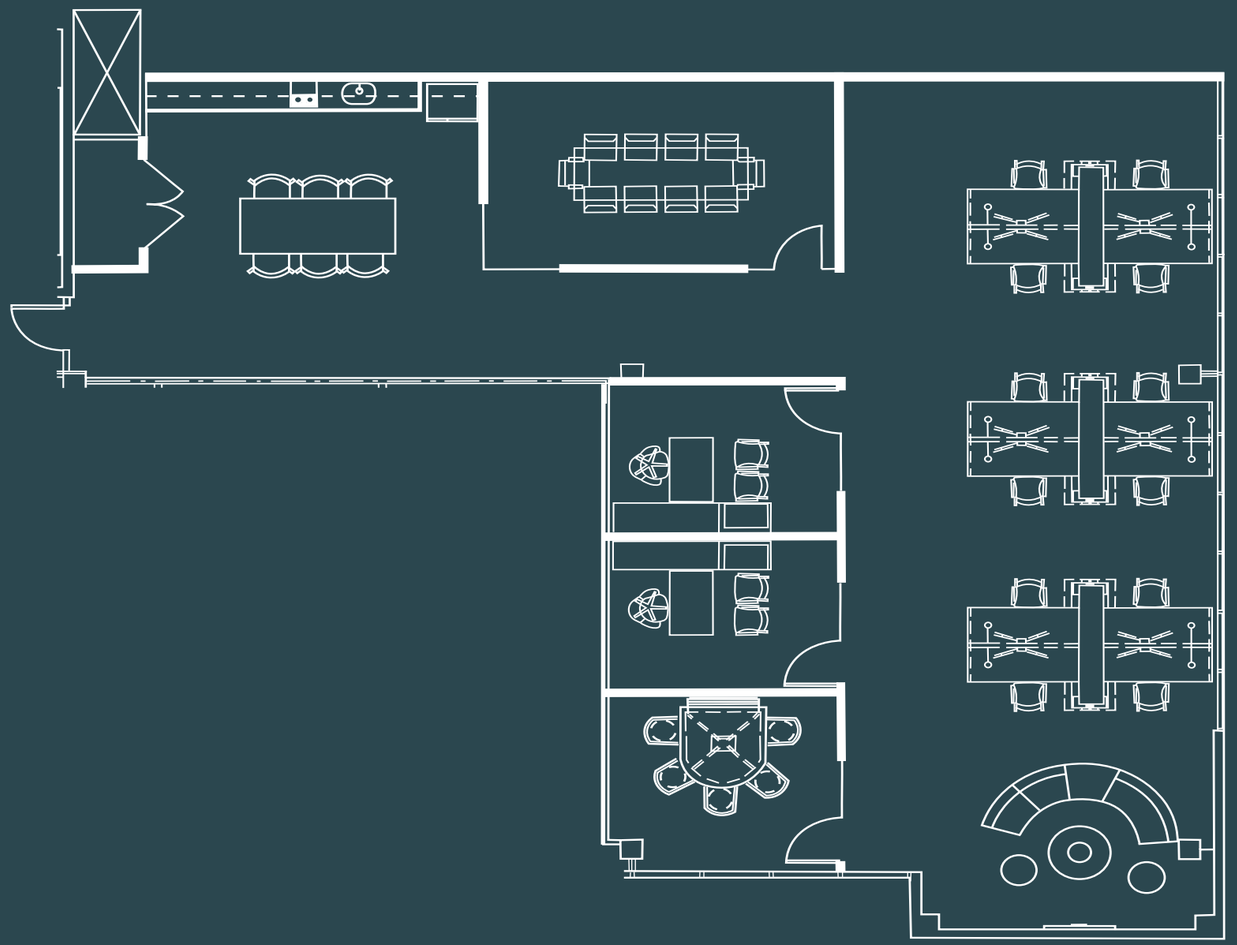
- Situated in the premier Falls of Neuse submarket located at the intersection of Falls of Neuse and Millbrook Road
- Convenient access to I-440, I-540, and Capital Boulevard
- 75,246 SF Building
- 4 Floors
- Within walking distance of Deja Brew, Big Ed's Restaurant, The Butcher's Market, Gym Tacos, and Clyde Cooper's BBQ
- Multiple ingress and egress points
- Excellent value in a convenient north Raleigh location

All interior common areas including the first-floor lobby and restrooms are currently being renovated with expected completion by year-end.

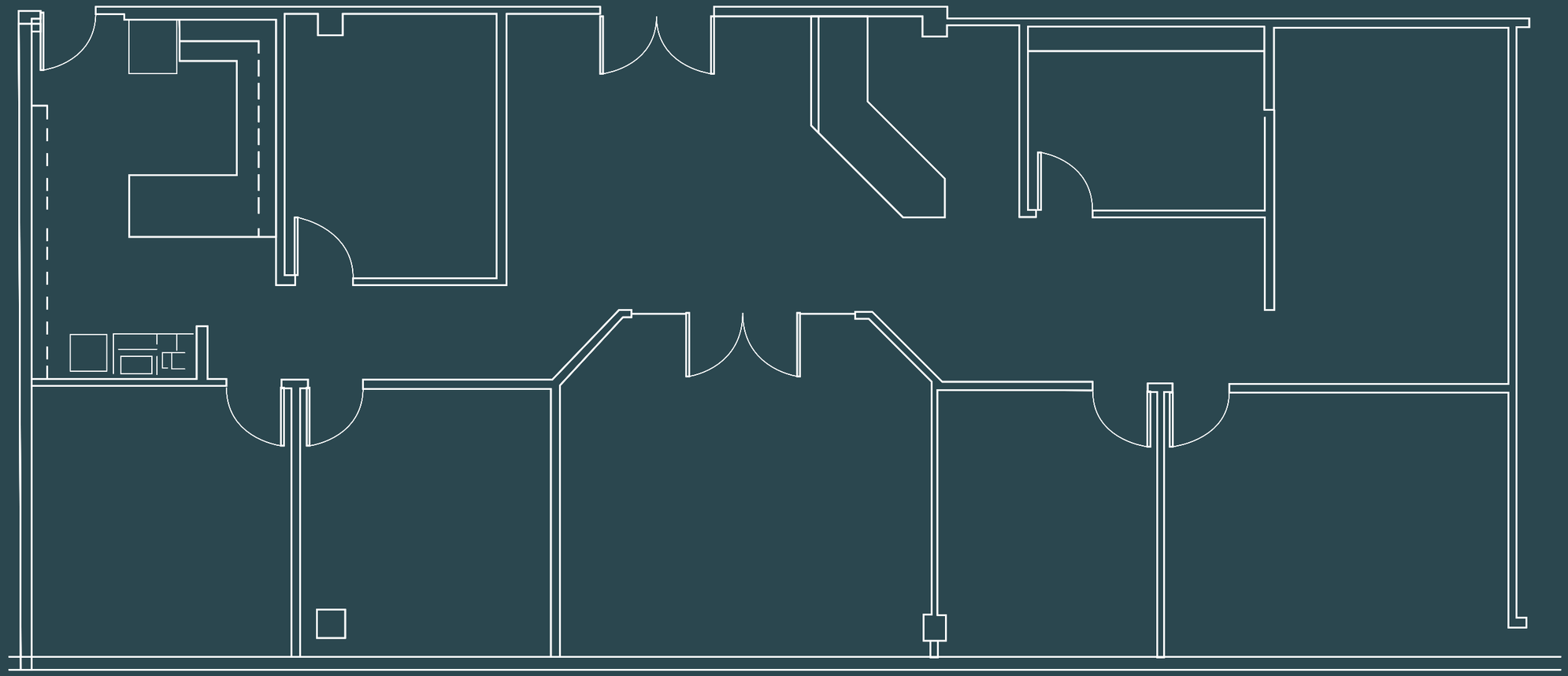
FOURTH FLOOR

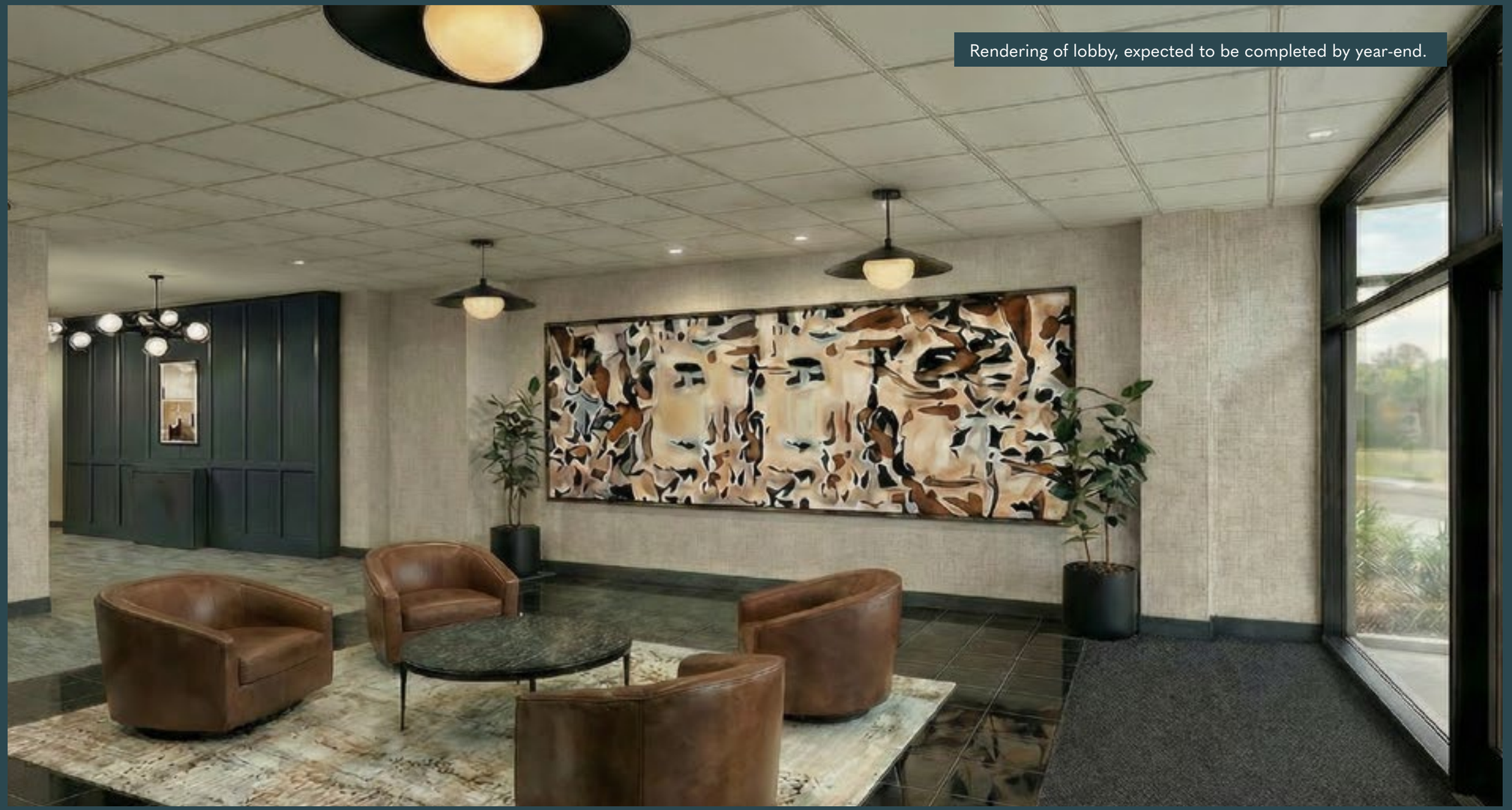


SAMPLE
TEST FIT
SUITE 403
± 3,206 RSF



SUITE 410
±2,948 RSF





Rendering of lobby, expected to be completed by year-end.

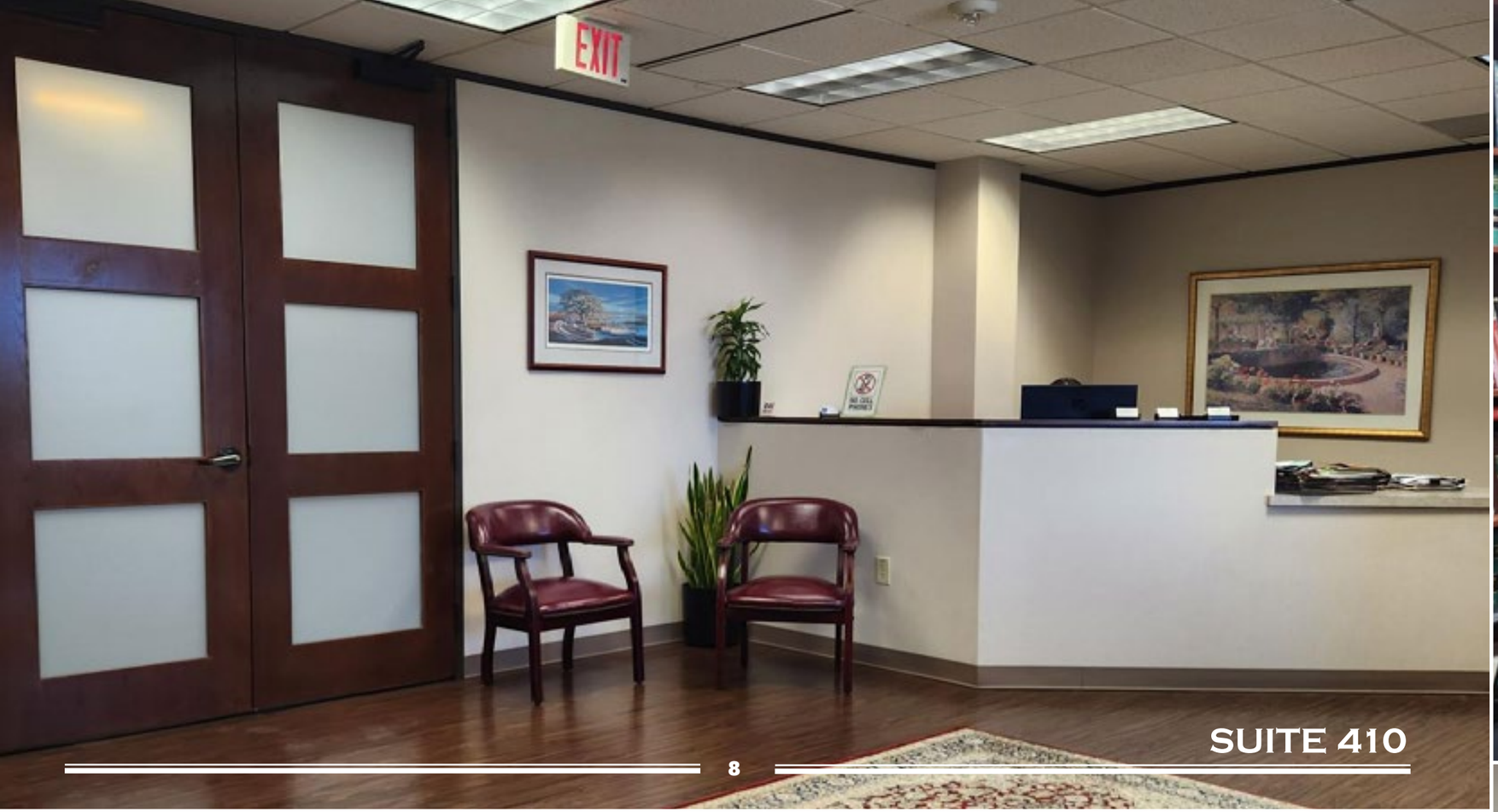
PROFESSIONAL. ACCESSIBLE. WELCOMING.

A modern lobby experience designed to make a lasting impression. Professionally managed and ideally located in the heart of North Raleigh.

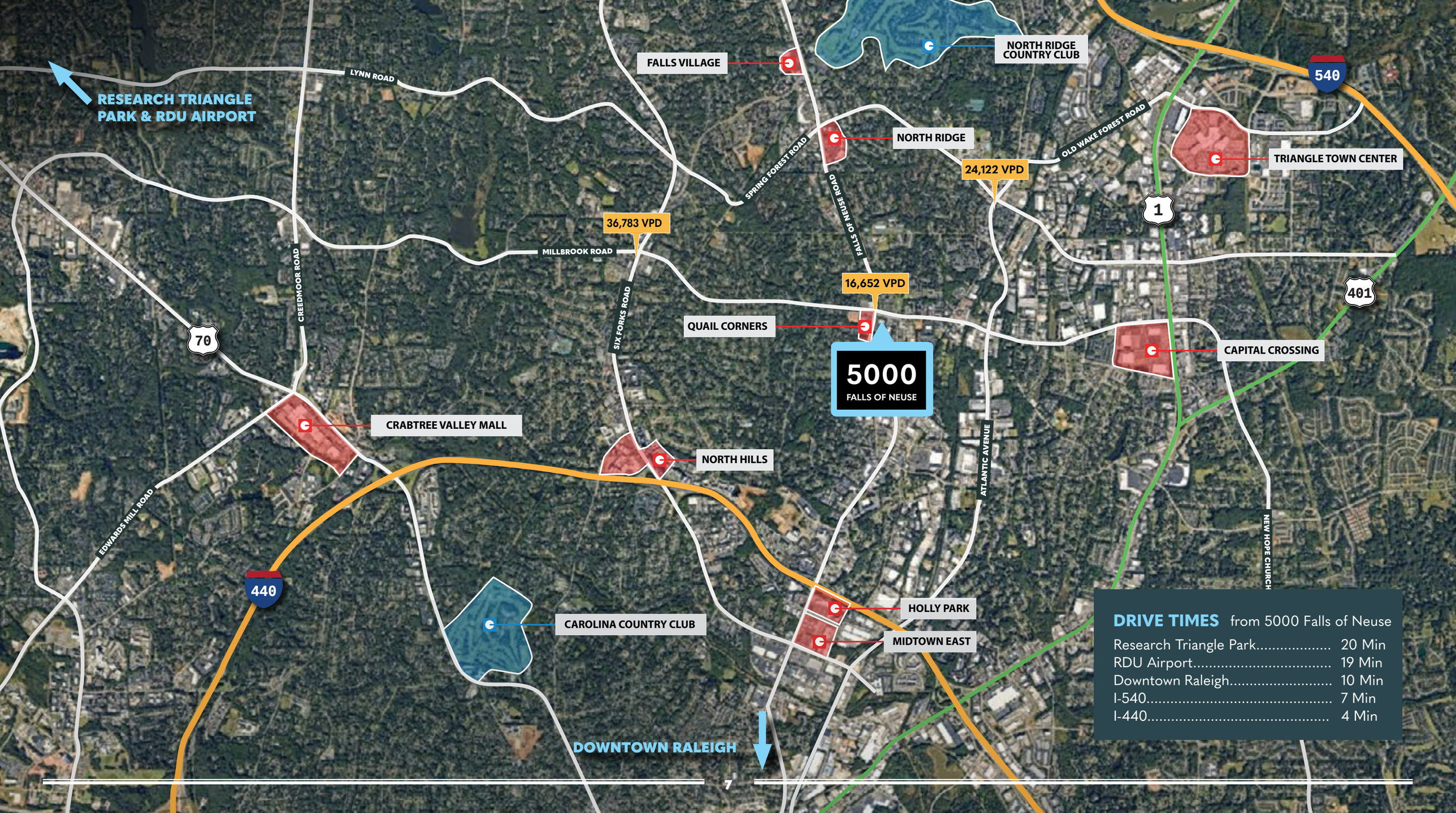
MODERNIZED DESIGN

NEW LOUNGE SEATING

UPDATED FINISHES & LIGHTING



SUITE 410



DRIVE TIMES from 5000 Falls of Neuse

Research Triangle Park	20 Min
RDU Airport	19 Min
Downtown Raleigh	10 Min
I-540	7 Min
I-440	4 Min

RALEIGH ACCOLADES

#1 BEST PLACE TO LIVE IN NORTH CAROLINA
Niche · July 2026

#7 MOST EDUCATED CITIES IN AMERICA
WalletHub · June 2026

#2 BEST STATE CAPITAL TO LIVE IN
WalletHub · February 2026

#1 SAFEST BIG CITY IN NORTH CAROLINA
SmartAsset · July 2026

#4 MOST ECONOMICALLY RESILIENT METRO
CardRates · January 2026

#4 BEST LARGE METROS FOR SMALL BUSINESSES
Coworking Cafe · April 2026

MAJOR GROWTH ON THE HORIZON

DICKERSONBAKKER MAKES THE MOVE · FEBRUARY 2025

"Site plans for DickersonBakker's office building show it will be 17,542 square feet. DickersonBakker will occupy the top two floors. The ground-floor will be leased out, most likely as medical office space. Bakker said there will be some space on the second floor that the firm won't occupy. Instead, it will rent out the space or turn it into coworking space."

https://www.bizjournals.com/triangle/news/2025/02/21/dickersonbakker-raleigh-office-building-hq-plans.html

REVITALIZATION NEAR WESTERN BLVD · JANUARY 2025

Raleigh developers have now earmarked the 12.08-acre site for a $500 million mixed-used "live-work-play" complex...Cityplat recently purchased the 118,000 square-foot property at 4500 Western Blvd for $14 million."

https://www.newsobserver.com/news/business/article299023900.html

RALLIANT HEADQUARTERS · MARCH 2025

"Raleigh is getting a new headquarters as part of a 180-job, $2.1 million expansion. Ralliant, a planned spin-off of Fortive Corporation (NYSE: FTV), selected the city for its headquarters after a competitive site search.

Kyle Touchstone, director of Raleigh Economic Development, said...'To come to a new location and basically start from scratch, to build an entire team, to bring in corporate leadership ... all of the support functions ... it's a huge undertaking for a company'"

https://www.bizjournals.com/triangle/news/2025/03/11/fortive-ralliant-raleigh-headquarters-jobs-hiring.html

5000 FALLS OF NEUSE DEMOGRAPHICS (2026) *Last updated 8/6/26*

MILE RADIUS	POPULATION	HOUSEHOLDS	HOUSEHOLD INCOME	DAYTIME POPULATION
1	10,823	5,074	$107,592	9,110
3	94,531	44,909	$100,403	70,625
5	241,114	112,082	$108,961	152,274

5000 FALLS

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LEASING

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Brokerage · Property Management · Security
Maintenance · Association Management · Construction
Landscaping · Accounting

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