



**FOR  
SUBLEASE**

**135 E MARTIN ST**

**RALEIGH, NC 27601**

**LISTING BROKERS:**

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## PROPERTY HIGHLIGHTS

- » Recently renovated building located in the heart of downtown Raleigh, offering a unique blend of historic character and modern amenities.
- » 5,740 SF full first-floor suite available for sublease on August 1, 2024.
- » Perfect for a variety of uses, including retail or office space.
- » High ceilings, exposed brick walls, and floor-to-ceiling windows create a bright and inviting atmosphere.
- » Situated at the busy intersection of Blount and Martin Streets, with excellent visibility and foot traffic.
- » Directly across from City Market and Bida Manda, putting you in the center of the city's vibrant entertainment and shopping district.

**LEASE RATE: CONTACT BROKER**



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## PROPERTY PHOTOS

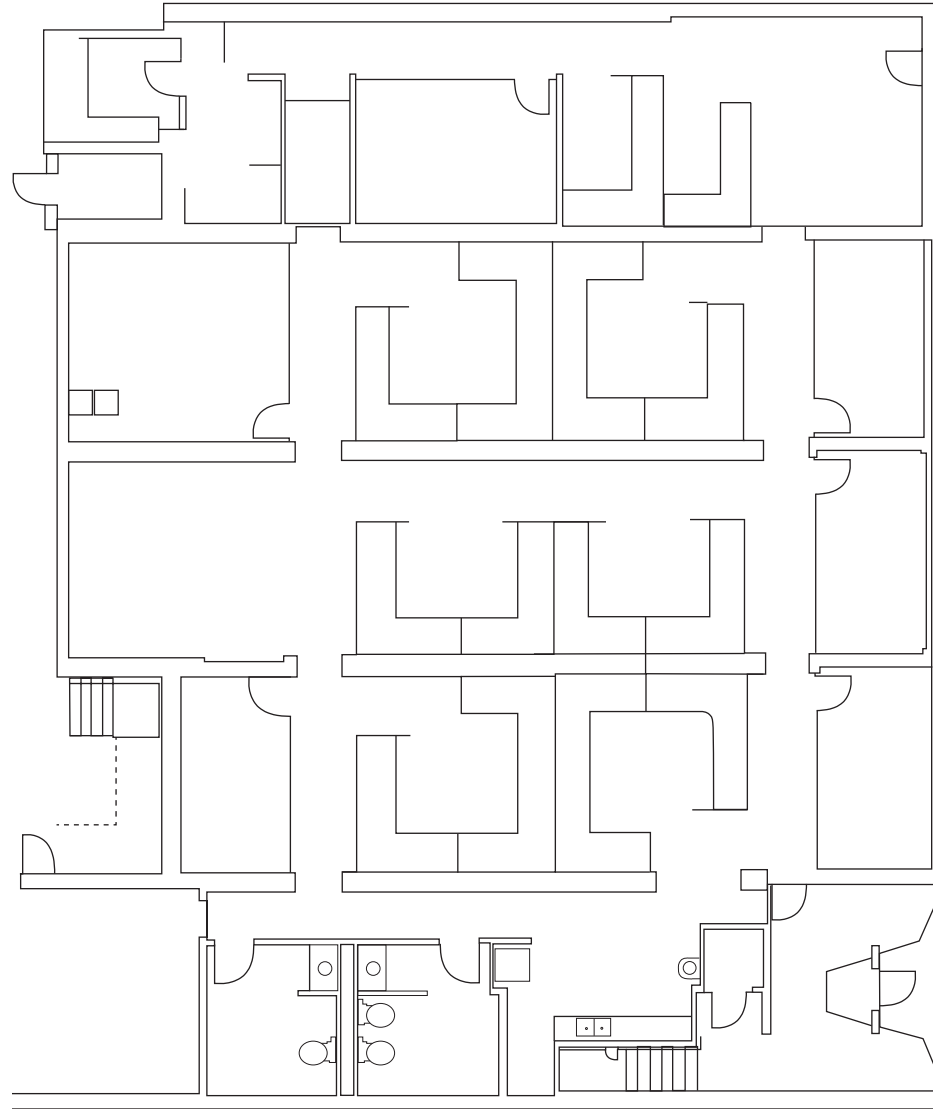


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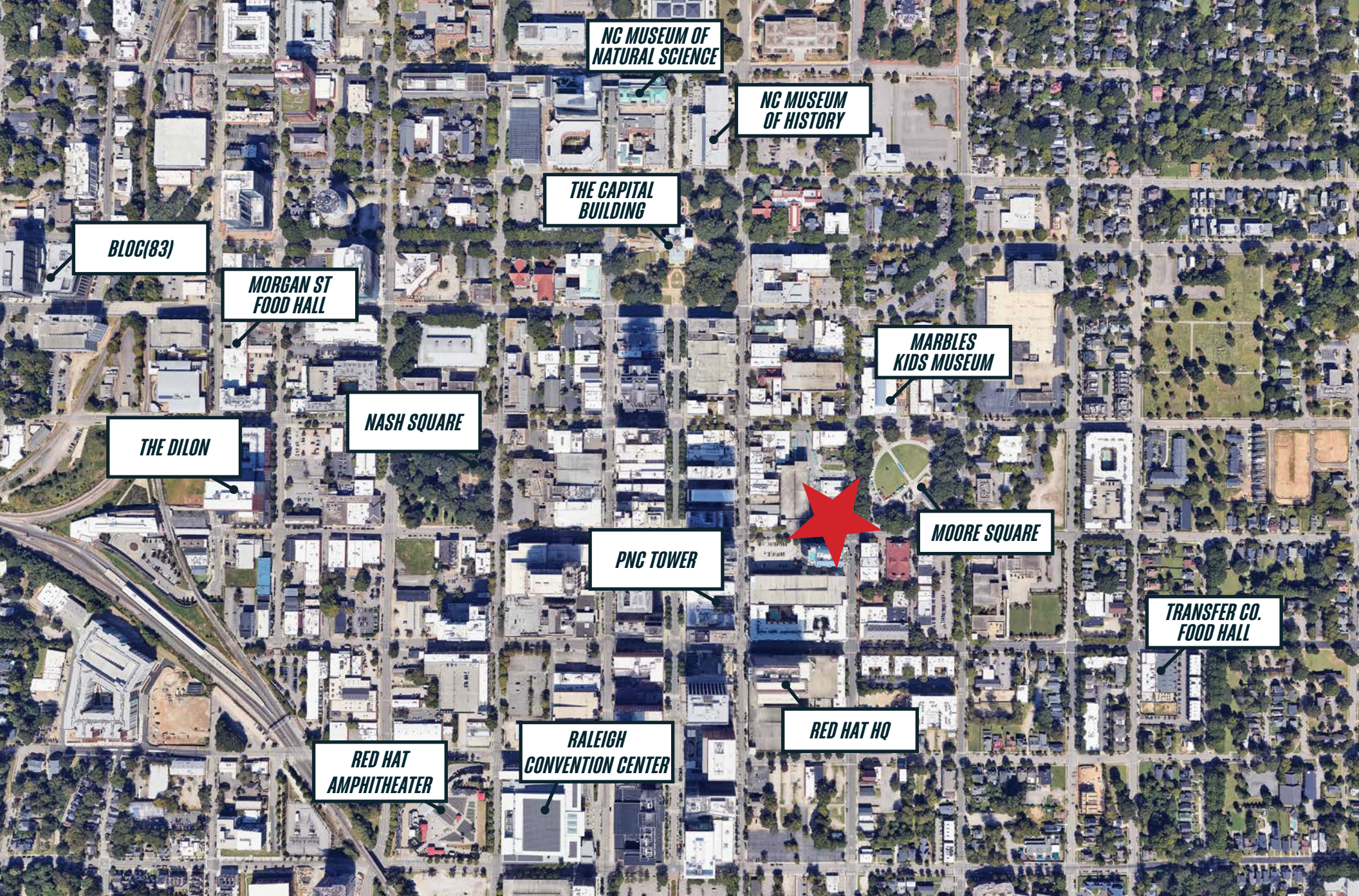
## FLOOR PLAN



Not to scale, for illustration purposes only.

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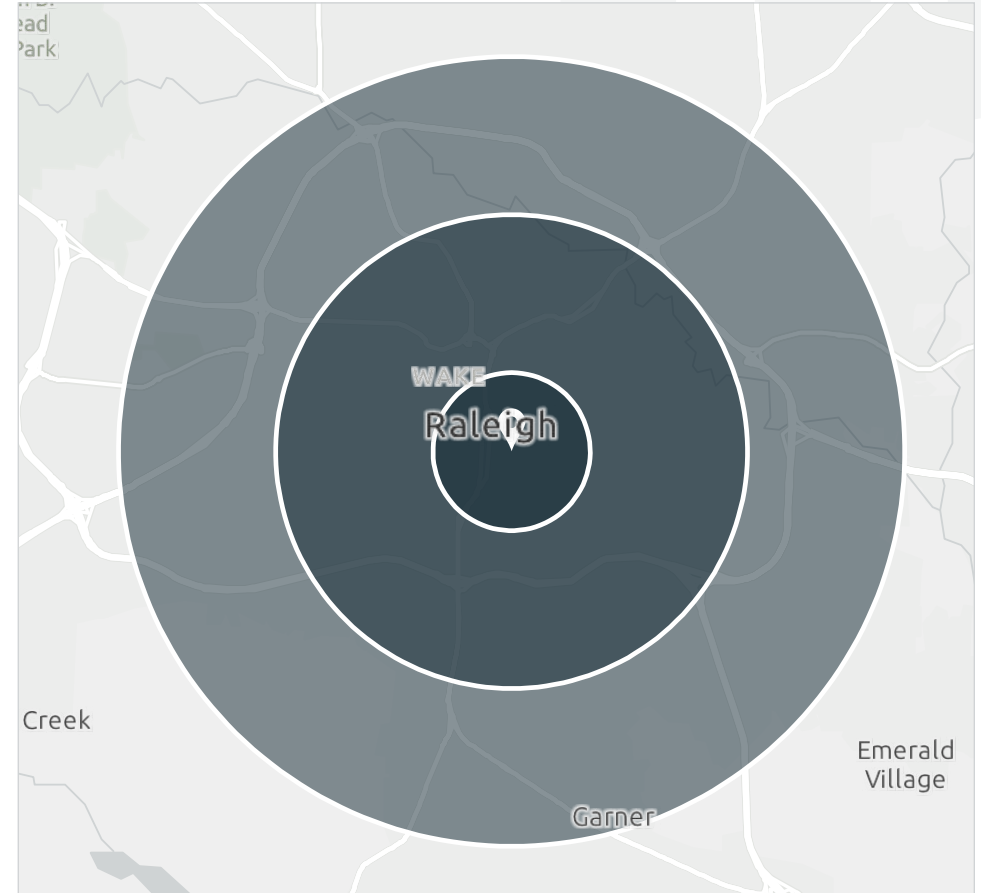
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## DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2023 POPULATION	18,142	102,260	218,297
2028 POPULATION (PROJECTED)	23,123	114,247	238,216
2023 HOUSEHOLDS	9,757	41,226	89,776
2028 HOUSEHOLDS (PROJECTED)	12,596	47,447	99,825
OWNER-OCCUPIED HOUSING UNITS	2,120	16,933	40,779
RENTER-OCCUPIED HOUSING UNITS	7,637	24,293	48,997
2023 AVERAGE HOUSEHOLD INCOME	\$113,738	\$112,637	\$110,353



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