

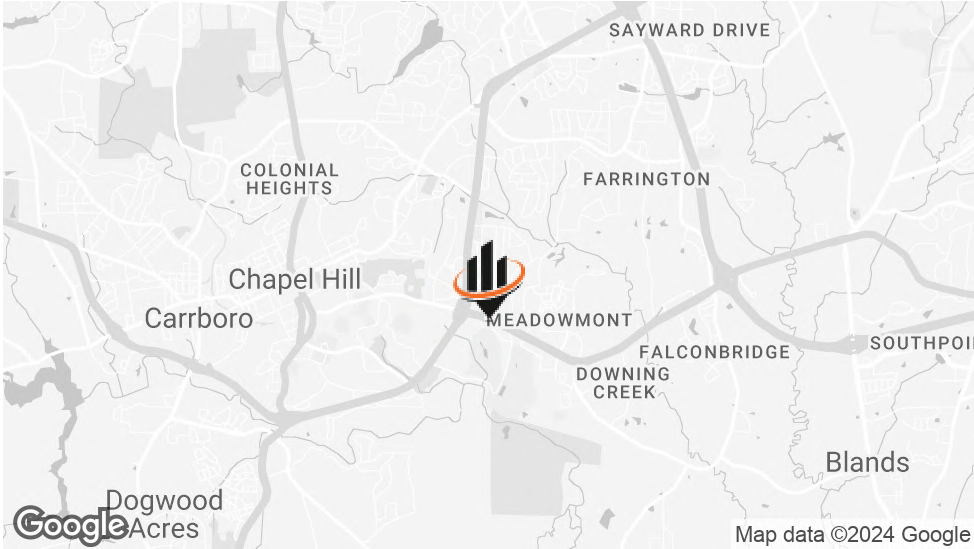


FOR LEASE

EAST 54
2000 ENVIRON WAY
CHAPEL HILL, NC 27517



PROPERTY SUMMARY



OFFERING SUMMARY

AVAILABLE SF:	±3,368 - 7,760 SF
ZONING:	MU-V
VIDEO:	View Here

PROPERTY OVERVIEW

SVN | Real Estate Associates is pleased to present **restaurant and retail space available at East 54 located on NC-54/Raleigh Road, just steps away from the UNC-Chapel Hill campus.**

This mixed-use development includes 184 luxury residential condominium units, ±162,000 SF office, and ±55,000 SF retail. The property is situated next to Aloft Hotel and Glenwood Square, which is anchored by The Fresh Market.

PROPERTY HIGHLIGHTS

- Modern, light-filled spaces with expansive windows and open layouts
- East 54 tenants include Walgreens, First Watch, Charles Schwab, Hawthorne & Wood, and more
- Close proximity to UNC, NC-54, US-501, and I-40
- Traffic counts on NC-54 is 43,000 vehicles per day (NCDOT 2022)

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LEASE SPACES



AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	RATE	DESCRIPTION
Suite 1116	3,368 SF	NNN	Negotiable	Open space featuring a bar area with roll-up doors and private rooms. Connects directly to Suite 1118 restaurant space and can be combined.
Suite 1118	4,292 SF	NNN	Negotiable	Prime 2nd generation restaurant space. This was the longstanding home of Tobacco Road, now operating as The Dogwood. The space comes with a fully built-out kitchen, multiple bars and outdoor seating options, and premium awning signage visible to NC-54 and it's 40,000+ passing cars daily.
Suite 1116 & 1118 (Combined)	7,760 SF	NNN	Negotiable	Combined restaurant space featuring a fully built-out kitchen, multiple bars and outdoor seating, roll-up doors, private rooms, premium awning signage, and more.

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SUITE 1116 PHOTOS



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SUITE 1116 PHOTOS



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SUITE 1118 PHOTOS



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SUITE 1118 PHOTOS



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SUITE 1116 & 1118 FLOOR PLAN



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ADVISOR BIO



JOHNNY WEHMANN

Senior Advisor

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PROFESSIONAL BACKGROUND

Johnny brings a 17-year background of diverse real estate experience to SVN | REA. While he practices commercial brokerage throughout the Triangle, Johnny has found a niche working in Chatham, Durham, and Orange Counties. Before joining SVN | REA, Johnny was working as a commercial real estate broker with Sperry Van Ness. Prior to that he was at Meridian Realty in Winston-Salem where he worked in commercial property management, with a focus on retail and office properties. Johnny also spent several years as a Property Manager/Broker-in-Charge, focusing on multi-family housing with Ticon Properties.

Outside of work, Johnny can regularly be found at local music venues and sporting events. He especially loves outdoor adventures with his wife Catherine, daughters Laney and Cora, and their two dogs, Dash and Emmie.

EDUCATION

- Bachelors of Science Degree in Economics, East Carolina University
- Graduate, NC Realtors® Leadership Academy

MEMBERSHIPS

- Licensed Real Estate Broker, North Carolina
- Rising Star Award, Orange-Chatham Association of Realtors®
- Member, Triangle Commercial Association of Realtors®
- Member, Orange-Chatham Association of Realtors®
- Member, Chapel Hill-Carrboro Chamber of Commerce
- Member, Chapel Hill Young Professionals
- Member, Bull City Business Leaders
- Volunteer, Mental Health Association of the Triangle

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