


CARY, NORTH CAROLINA (RALEIGH-DURHAM MSA)

# SOUTH HILLS REDEVELOPMENT

**COMING SOON: EXCEPTIONAL CASH FLOWING LAND OPPORTUNITY  
±50 ACRES IN NORTH CAROLINA'S MEDICAL AND TECHNOLOGY CAPITAL**

## INVESTMENT HIGHLIGHTS

-  MASTER PLAN POTENTIAL ACROSS MULTIPLE PARCELS (±50 ACRES)
-  SIGNIFICANT SHORT-TERM CASH FLOW
-  LARGEST INTERCHANGE IN NORTH CAROLINA (I-440, I-40, AND U.S. HWY-1/64) WITH OVER 500,000 VPD
-  WEALTHIEST SUBMARKET IN RALEIGH-DURHAM
-  370K SF SHOPPING CENTER & OUTPARCEL RETAIL
-  FAVORABLE LANDLORD LEASE STRUCTURES TO GET TO THE DIRT



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