


# BRIGHTLEAF

**SPEC SUITES**  
**831 SF – 2,079 SF**

**905 W. Main Street**





Full of energy and excitement, Brightleaf is an irresistibly authentic and inviting community fueled by its modern scholarly community and historic vibes. Located just steps from Downtown Durham, Brightleaf is in the heart of North Carolina's internationally-known Research Triangle which encompasses Raleigh-Durham, Cary and Chapel Hill – collectively one of the fastest growing MSAs in the country.



# SPEC SUITE FINISHES



Accent Paint



Field Paint



Quartz Counters



Carpet in Open Office



Cabinets at Millwork



Backsplash Tile at Millwork



Carpet at 23D

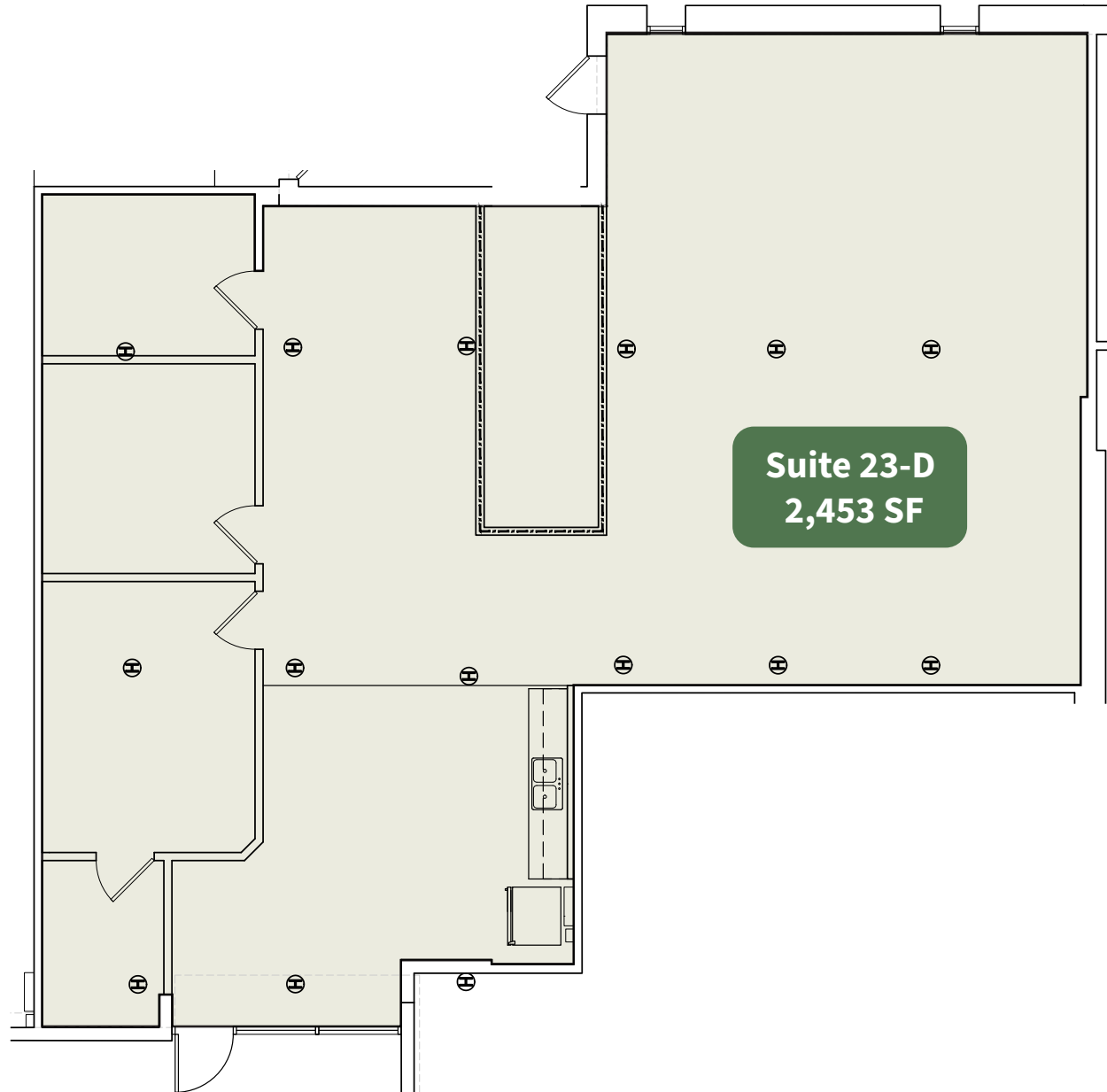


Carpet at 23G

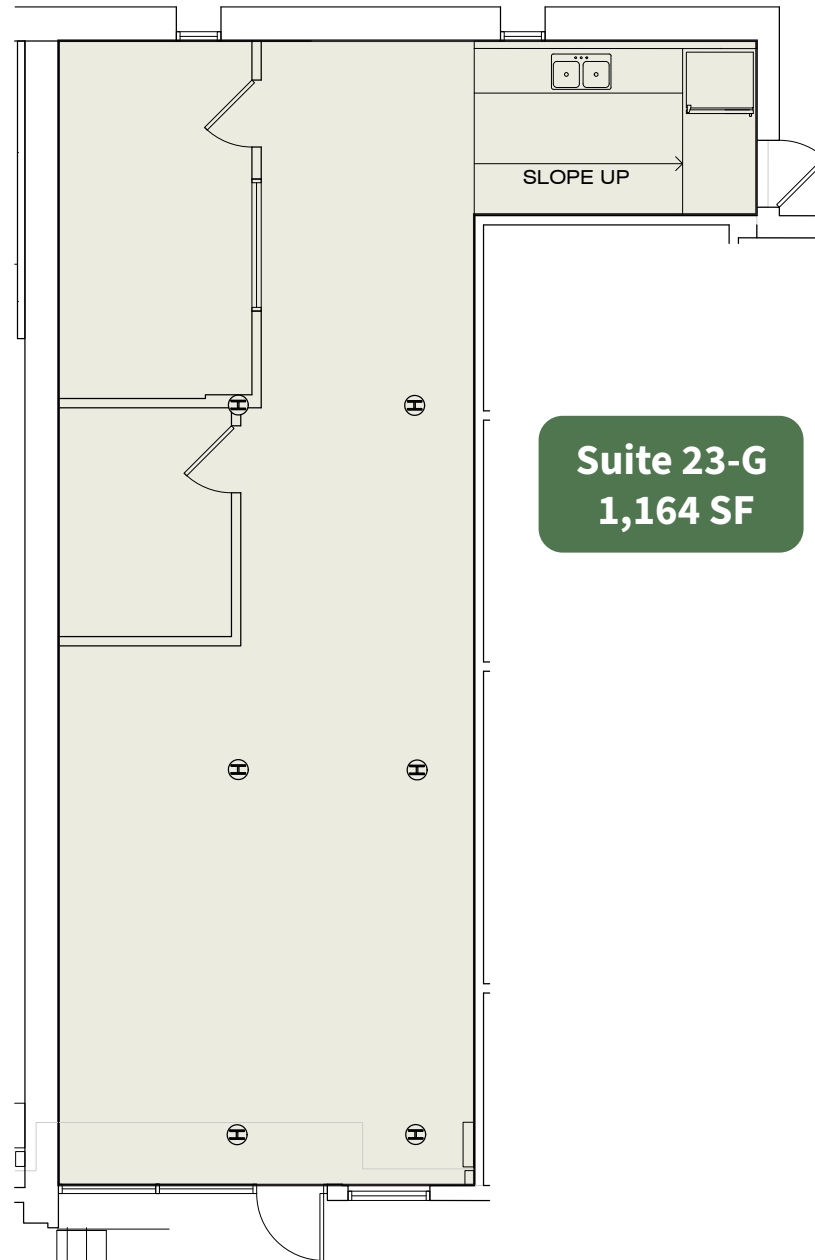


Luxury Vinyl Tile - Suite 23D & 23G

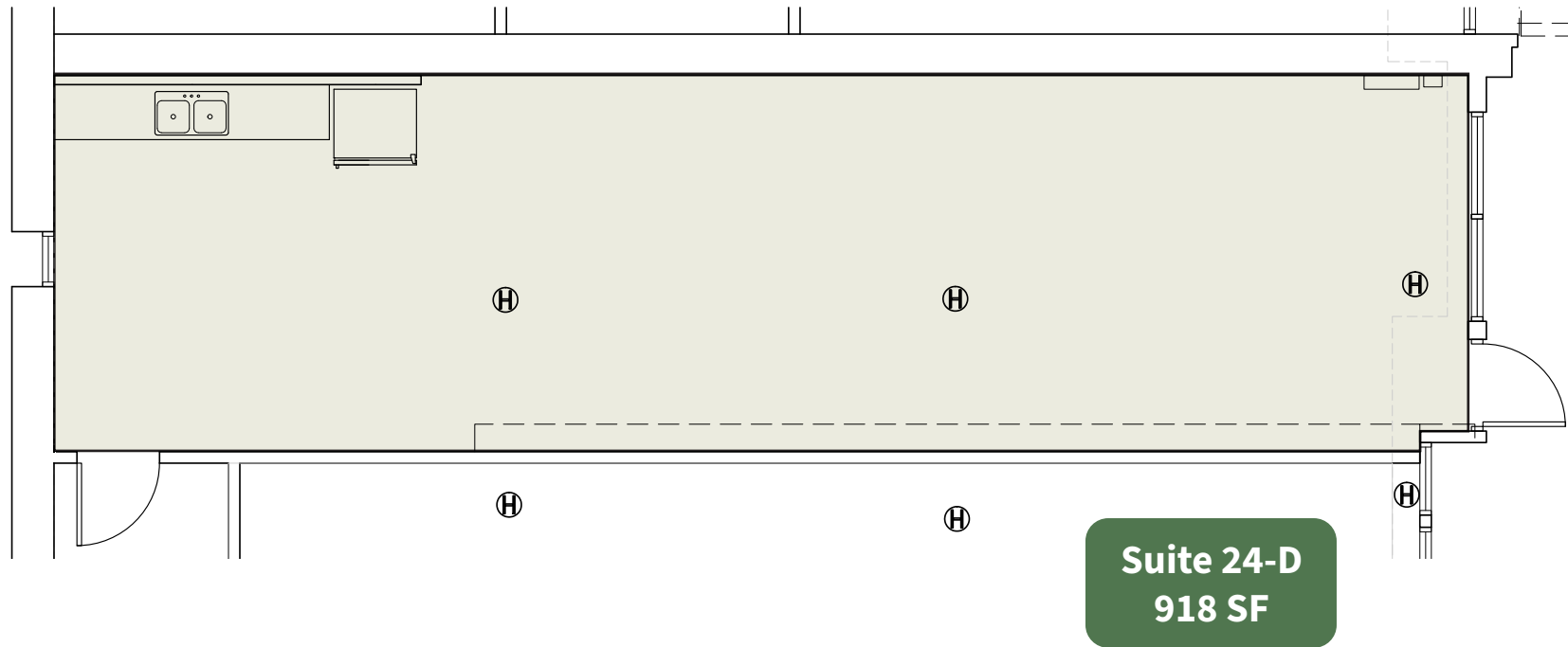
# SUITE 23D 2,453 SF AVAILABLE



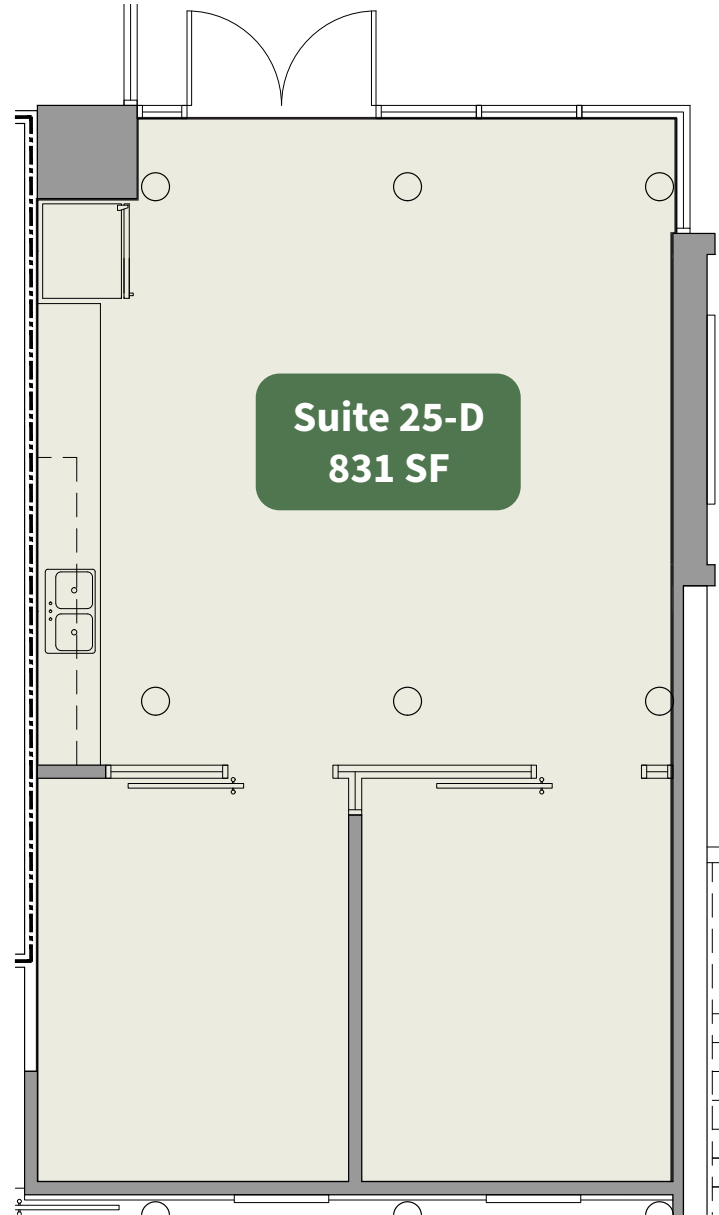
# SUITE 23G 1,164 SF AVAILABLE



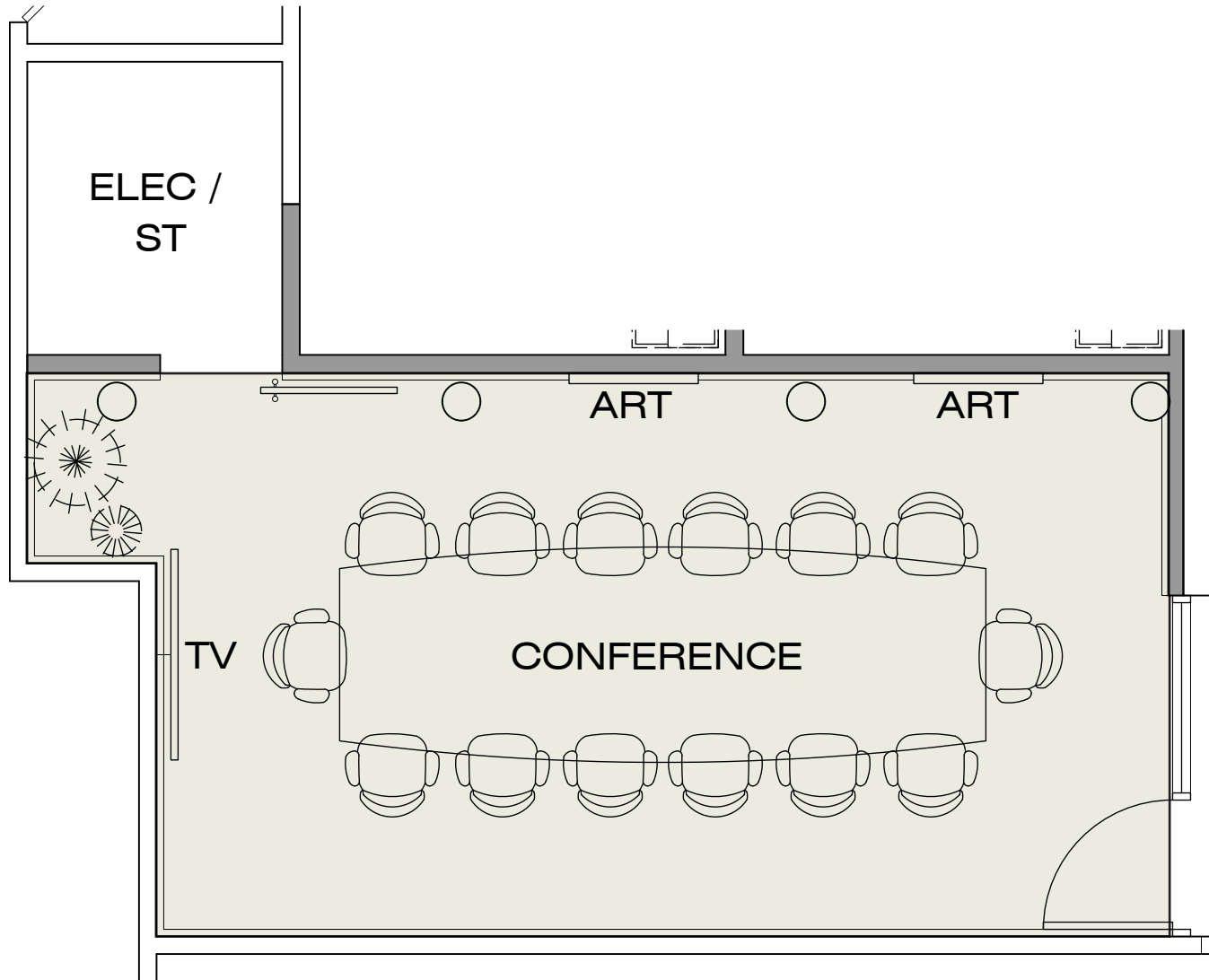
# SUITE 24D 918 SF AVAILABLE



# SUITE 25D 831 SF AVAILABLE



# SHARED CONFERENCE ROOM









## GET IN TOUCH

For more information, please contact



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# BY THE NUMBERS

#1

BEST PLACES TO LIVE  
BY MONEY MAGAZINE

4TH

HIGHEST CONCENTRATION  
OF PHD'S IN THE COUNTRY

#1

LARGEST HIGH TECHNOLOGY  
RESEARCH AND SCIENCE PARK  
IN THE COUNTRY (RTP)

4.9%

BELOW THE NATIONAL AVERAGE  
FOR COST OF LIVING (RDU)

#1

HOSPITAL IN NORTH CAROLINA  
(DUKE UNIVERSITY HOSPITAL)

TOP 10

EMERGING TECH CITIES  
TO WATCH NATIONWIDE

2ND

BEST CITY FOR MILLENNIALS  
TO RELOCATE IN THE US

94%

OF STARTUPS FORMED BY  
DUKE UNIVERSITY HAVE STAYED  
IN THE TRIANGLE AREA





9TH ST

TRINITY PARK

CENTRAL PARK

DOWNTOWN  
DURHAM

FIVE POINTS

AMERICAN TOBACCO

WEST END

  
BRIGHTLEAF

DUKE  
UNIVERSITY  
EAST CAMPUS

Trinity  
Park

Old North  
Durham Park

Historic  
Durham  
Athletic  
Field

# UNPARALLELED LOCATION



A	B	C	D	E	F	G	H	I	J
Venable Development	Van Alen Apartments	555 Mangum	Durham Performing Arts Center	Durham Bulls Athletic Park	American Tobacco Campus Phase I	American Tobacco Campus Phase II	Durham.ID	Fallon Development	The Chesterfield
MIXED-USE 202,000 SF & 200 Residential Units	RESIDENTIAL 418 Units	MIXED-USE 252,900 SF	VENUE 2,712 Seats	VENUE 10,000 Seats	MIXED-USE 500,000 SF	MIXED-USE 39,000 SF	MIXED-USE, LIFE SCIENCE LAB 340,000 SF & 1,200-space Parking Garage	MIXED-USE 339,500 SF & 300 Residential Units	LIFE SCIENCE LAB 284,000 SF

**PARKING RATIO 2.5/1,000**