

100

REGENCY
FOREST
DRIVE

UP TO 28,241 SF AVAILABLE • IDEAL CARY LOCATION OFF U.S. 1 & 64



CARY, NC 27518

CBRE

UP TO 28,241 SF AVAILABLE IN CARY'S PRESTIGIOUS REGENCY PARK

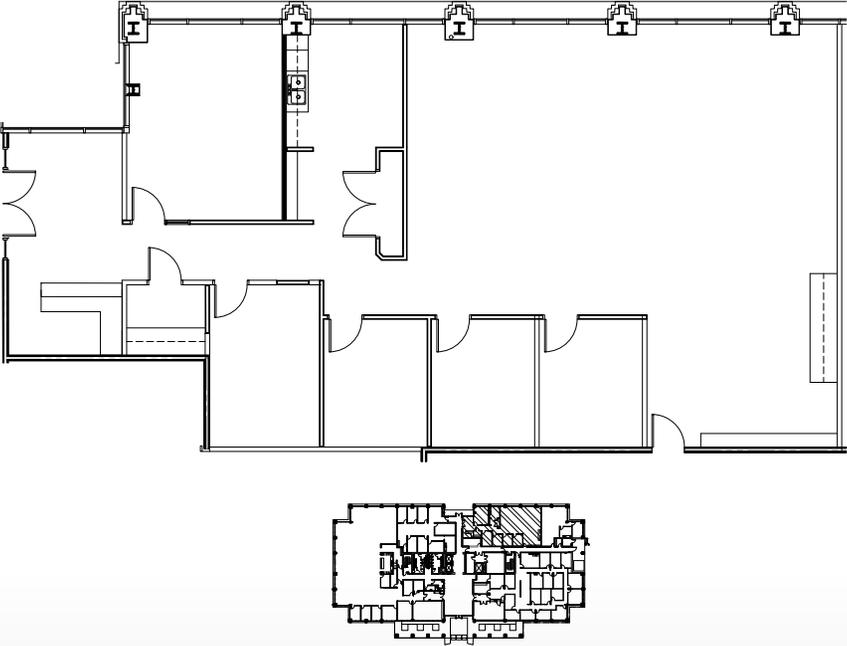
- 104,448 SF four-story, well-maintained office building
- Class A finishes throughout
- Ample parking with a 4.5:1,000 parking ratio
- Men and women's showers
- Suites 300 and 325 can be combined for a 28,241 SF full floor
- Minutes away from hotels, restaurants, banking, shopping, and 100,000 SF Lifetime Fitness facility. Within walking distance of Koka Booth Amphitheater, Symphony Lake, and Swift Creek Greenway
- **\$24.50 PSF, full service**



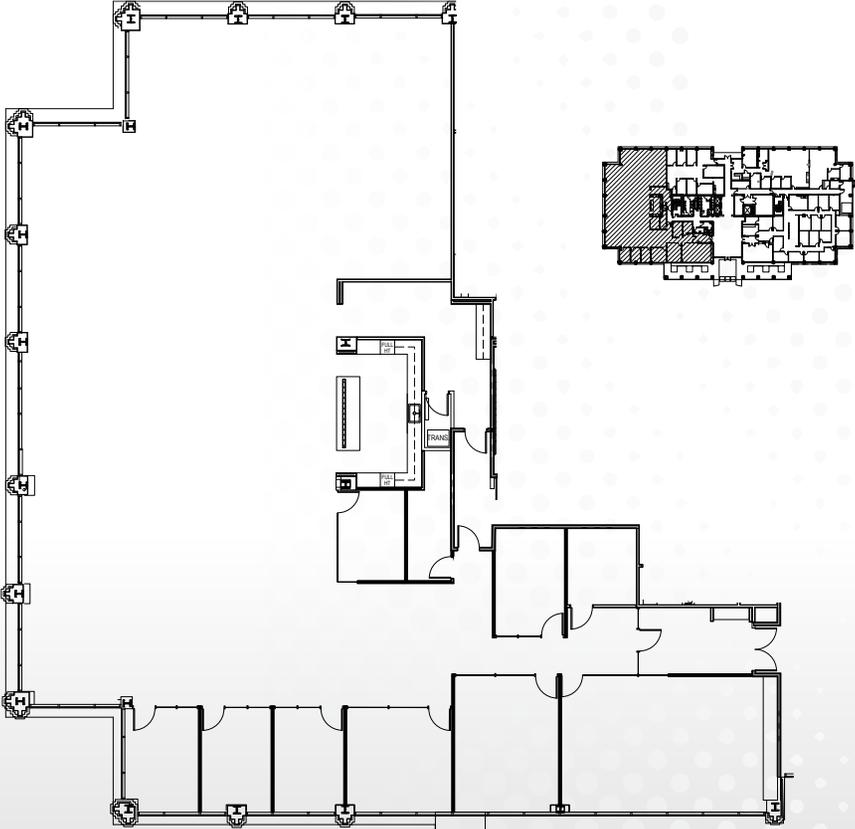
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AVAILABILITIES

3,146 SF
Suite 130

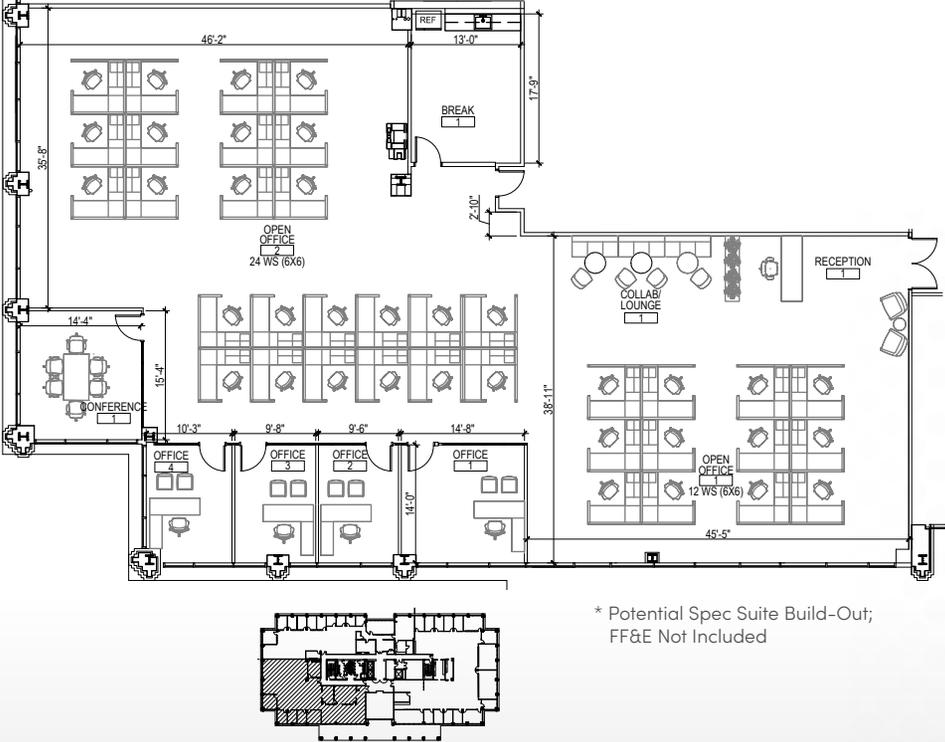


9,192 SF
Suite 160
Available 2/1/2026



AVAILABILITIES

6,422 SF
Suite 255*



* Potential Spec Suite Build-Out; FF&E Not Included

Suite 255

 Design A Test Fit & Take a Virtual Tour

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AVAILABILITIES

18,359 SF

Suite 325

9,882 SF

Suite 300



Suites 300 and 325 can be combined for a 28,241 SF full floor.

EXCEPTIONALLY HIGH-ACHIEVING DEMOGRAPHICS

One mile radius of 100 Regency Forest Drive



1.3%

2020-2023 Annual
Population Growth Rate



75.5%

Population with a Bachelor's
Degree or Higher



1.3%

2020-2023 Compound Annual
Household Growth Rate



\$189,282

2023 Average Household
Income



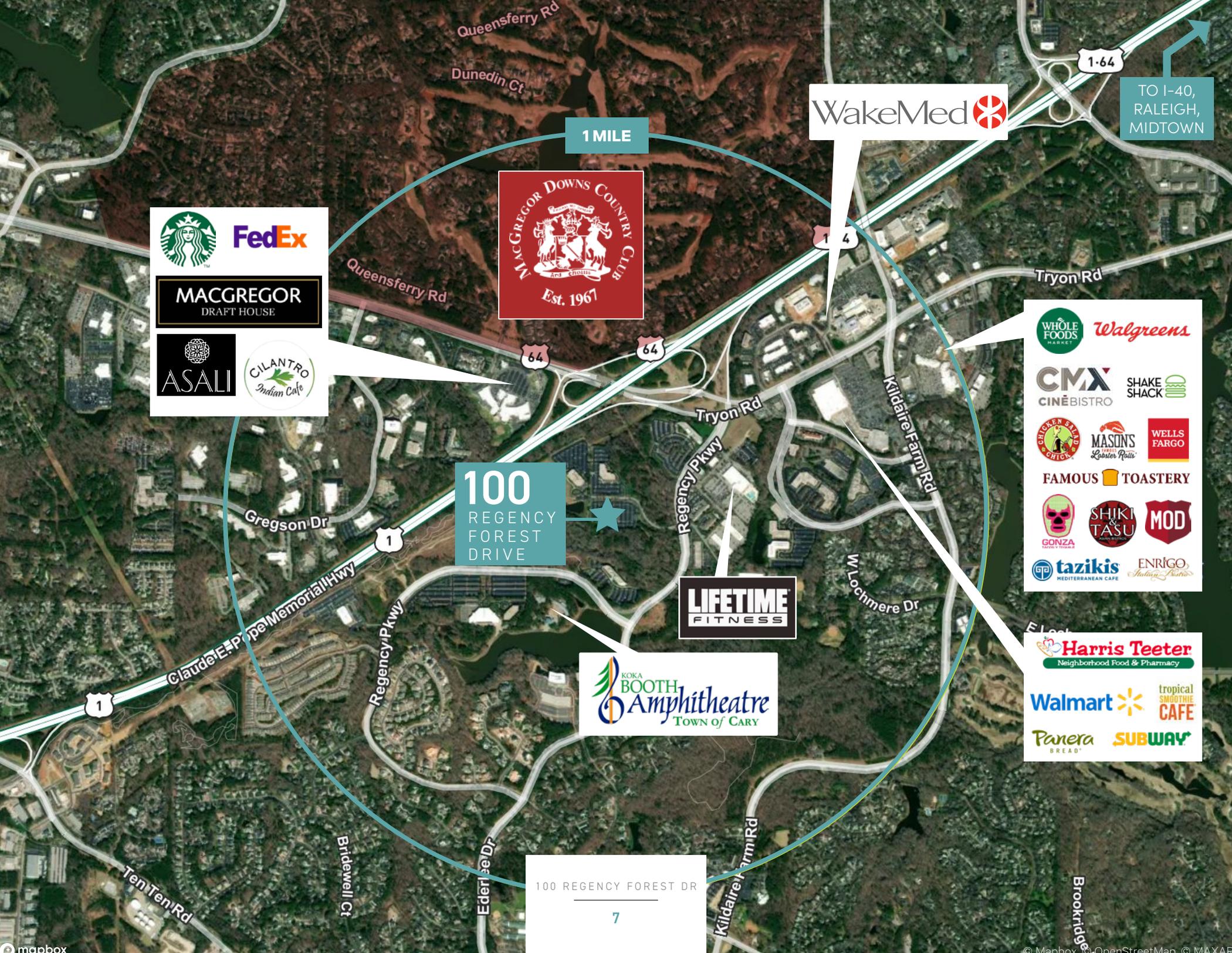
\$690,126

2023 Average Home Value



87.4%

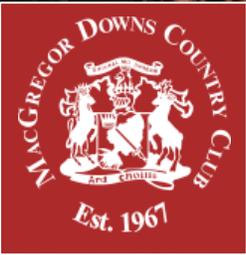
2023 White Collar
Employed Population



WakeMed 

TO I-40,
RALEIGH,
MIDTOWN

1 MILE



Starbucks **FedEx**

MACGREGOR
DRAFT HOUSE

ASALI 

100
REGENCY
FOREST
DRIVE

 **Walgreens**

CMX 
CINÉBISTRO SHAKE SHACK

  
CHICKEN SALAD CHICK MASON'S Tavern & Pizzeria WELLS FARGO

FAMOUS TOASTERY

  
GONZA SHIKI TATSU MOD

 
Taziki's HEDYTERANEAAN CAFE ENRICO's Italian Pastas

LIFETIME
FITNESS


KOKA BOOTH
Amphitheatre
TOWN OF CARY


Harris Teeter
Neighborhood Food & Pharmacy

Walmart  **tropical SMOOTHIE CAFE**

Panera 
BREAD SUBWAY

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