

The Collective *at* Wendell Falls

Wendell Falls Pkwy & Wendell Valley Blvd
Wendell, North Carolina 27591

Master Planned Community in Rapidly Growing Eastern Wake County

- + Anchor, Outparcel, and Shop Space Opportunities Available
- + Being Offered for Ground Lease, Lease, and Build to Suit
- + Growing residential population with 4,000 single-family homes in nearby Wendell Falls community
- + Neighboring retailers and service providers include Publix, Starbucks, Heartland Dental, American Family Care, Bojangles', Culver's, Wendy's, KinderCare, Jersey Mike's, Chipotle, and City Barbeque
- + Wendell Falls includes the WakeMed Wendell Healthplex

2024 DEMOGRAPHICS	3 MILES	5 MILES	7 MILES
Population	22,943	56,734	113,667
Households	8,365	20,972	41,786
Average HH Income	\$113,106	\$107,198	\$111,075

Contact Us

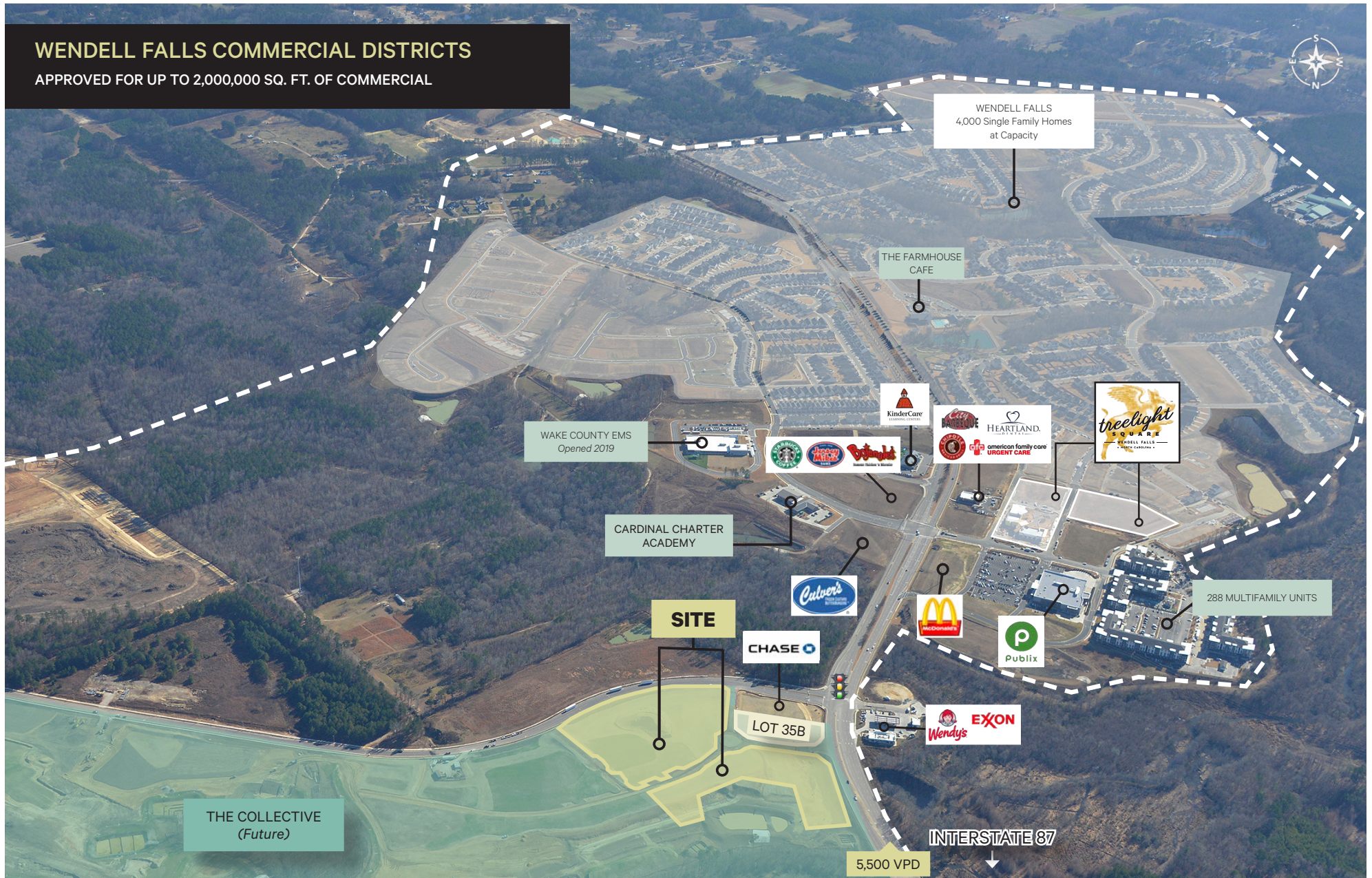
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WENDELL FALLS COMMERCIAL DISTRICTS

APPROVED FOR UP TO 2,000,000 SQ. FT. OF COMMERCIAL



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Wendell Falls Pkwy & Wendell Valley Blvd | Wendell, NC 27591

For Lease

WENDELL FALLS[®]
 BY
 NEWLAND[®]
 2ND HIGHEST SELLING
 COMMUNITY IN THE TRIANGLE
 Zonda | 2021


WENDELL FALLS[®]
 BY
 NEWLAND[®]
 BEST SUSTAINABLE PROJECT
 FOR A COMMUNITY
 NCHBA Star Awards | 2019

WENDELL FALLS[®]
 BY
 NEWLAND[®]
 1,996 HOMES SOLD /
 105 UNDER CONSTRUCTION
 As of April 2024


NEWLAND[®]
 DEVELOPER OF THE YEAR
 Homebuilders Association
 of Raleigh-Wake County | 2020

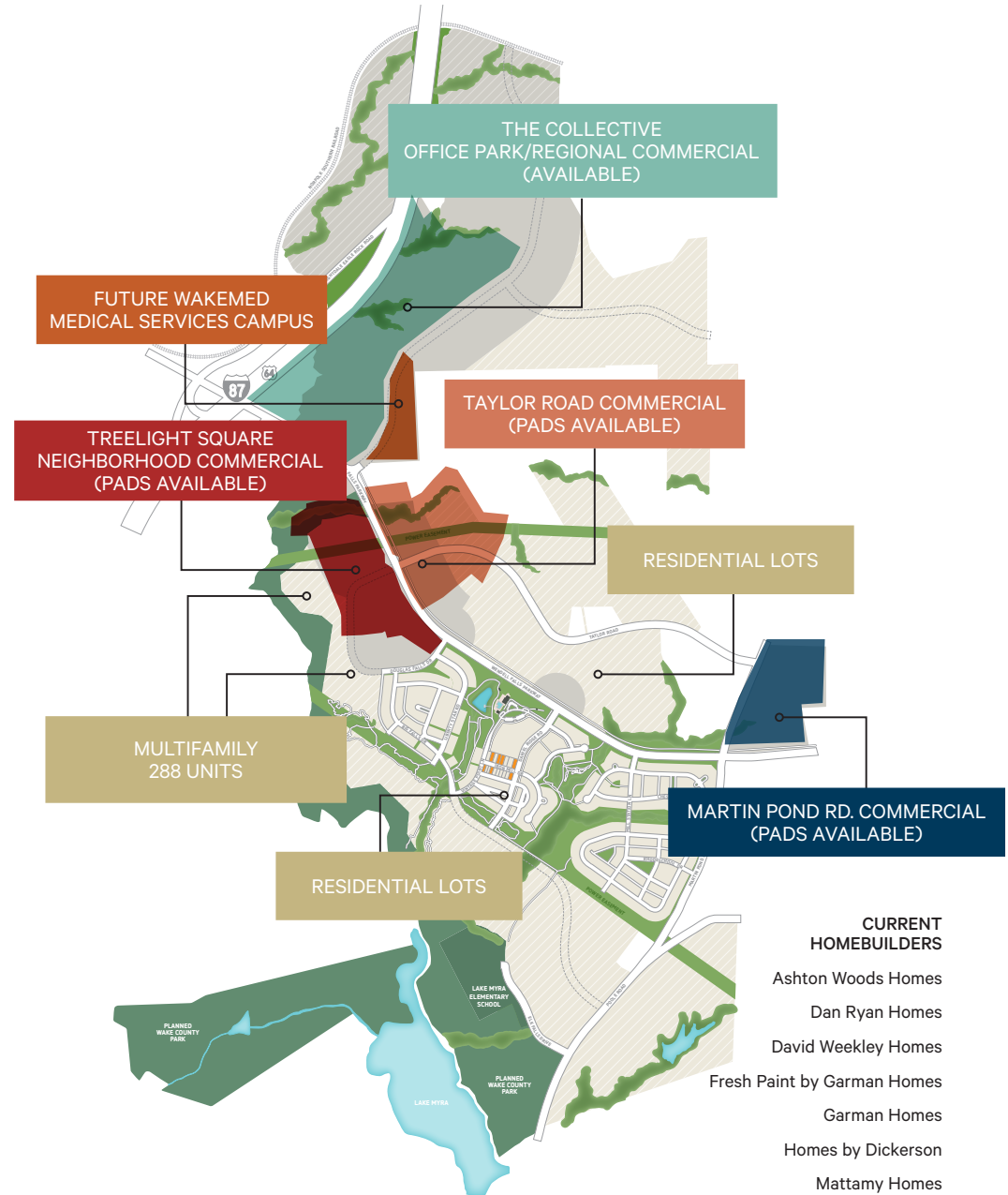

\$328,000

AVG. HOME SALE PRICE
 IN WENDELL FALLS

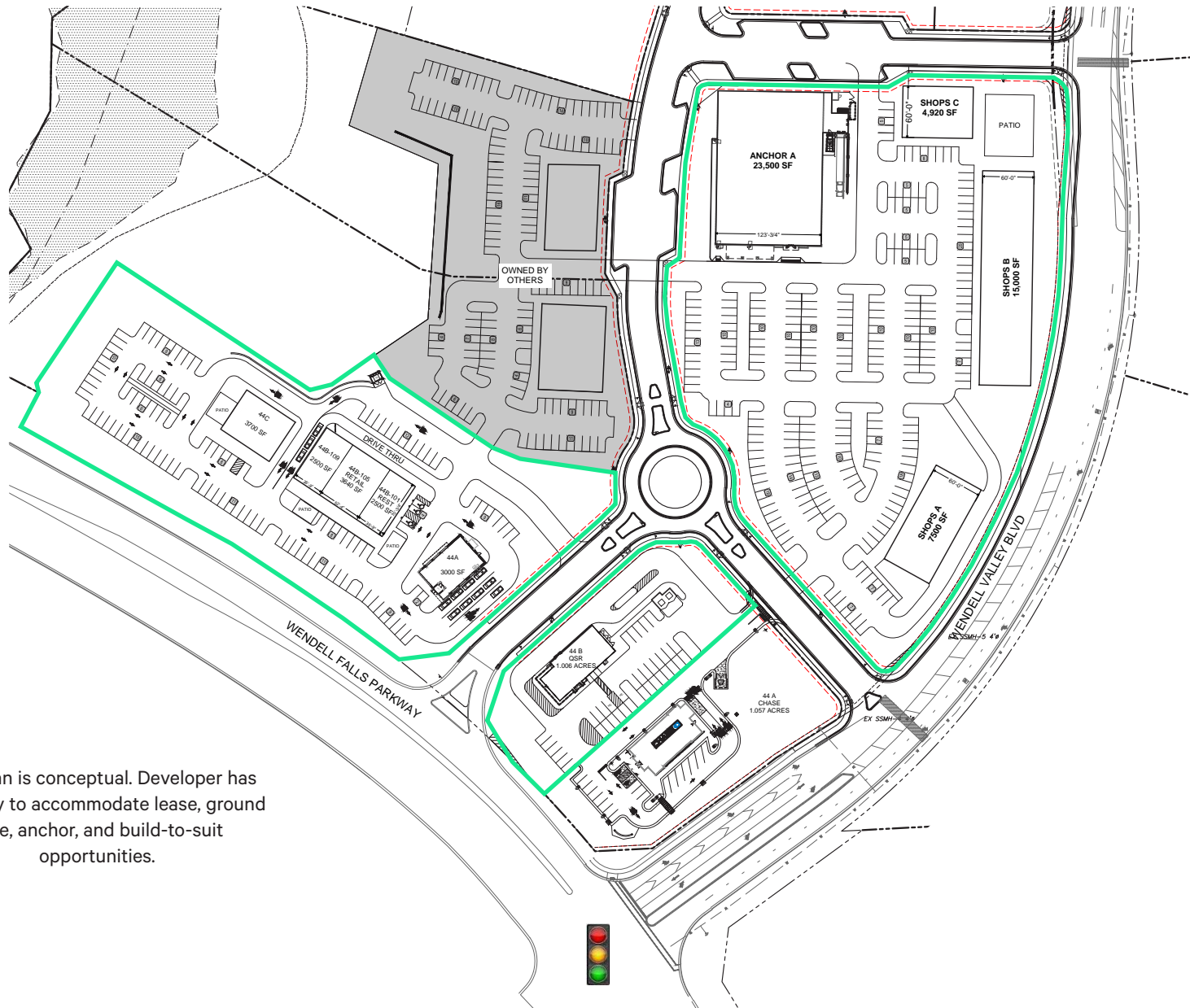

 UP TO **10,000** RESIDENTS
 AND **4,000** HOMES IN
 WENDELL FALLS AT CAPACITY


15
 MINUTE RIDE TO
 DOWNTOWN RALEIGH


406%
 GROWTH IN NUMBER OF
 HOUSEHOLDS SINCE 2015



Conceptual Site Plan



*Site plan is conceptual. Developer has flexibility to accommodate lease, ground lease, anchor, and build-to-suit opportunities.

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For Lease



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5-Mile Radius | Wendell, NC Residential Developments

DEVELOPMENT NAME	#BUILDOUT OF UNITS
Single Family	
1 Wendell Falls Flex	130
2 Wendell Falls Phase 10B-11	315
3 Wendell Falls Phase 8A-9	556
4 Acorn Creek Community	11
5 Wendell Falls Encore Phase 7A & 7B	179
6 Rockdell	27
7 Fairway Crossing	90
8 Eagle Rise	172
9 Wendell Crossing	49
10 The Groves at Deerfield Phase 4 & 5	94
11 The Meadows	115
12 The Glen at Hollybrook	175
13 Eagle Trace	127
14 Harper's Glen	259
15 Belle Grove	98
16 McKenzie Meadows	174
17 Cayden Cove	222
18 Harmony Landing	202
19 Edgewater	89
20 Anderson Farm	201
21 Peyton Place	39
22 Wendell Falls, Phase 12	41
23 Knightdale Station R3-R8	432
24 Forrestville Village	100
25 Haywood Glen Ph 1-4	311
26 Larue Townhomes	81
27 Glenmere Ph 1-7	324
28 Village Gate	76
29 Poplar Creek Village Ph 4	55
30 Jasper Place	97
31 Cadence Meadows	208
32 Creech Mills	64
33 Highland Crossing	44
34 Cardinal Preserve	55
35 Maggie Way	318
36 Goodwin Chase	150
37 Rock Bridge final phase	85
38 Rutledge Landing	155
39 Riverside	95
40 Rye Wy	30

DEVELOPMENT NAME	#BUILDOUT OF UNITS
Town Homes	
1 The Glennon Townes	228
2 Wendell Falls Flex	59
3 Wendell Falls Phase 10B-11	120
4 Wendell Falls Phase 8A-9	73
5 Gladwen Apartments	50
6 Sadie Oakes	201
7 The Parc at Wendell	75
8 Magnolia Townes	121
9 Stone Arbor	101
10 Harper's Glen	191
11 Belle Grove	107
12 Fourth Street Townhomes	9
13 Whitehall Townhomes	14
14 McKenzie Meadows	146
15 Anderson Farm	106
16 Wendell Falls, Phase 12	91
17 Forrestville Village	180
18 Village Gate	65
19 Cadence Meadows	158
20 Gannon/Rotary Townhomes	11
21 Parkstone Village	148

DEVELOPMENT NAME	#BUILDOUT OF UNITS
Apartments	
A The Glennon Apartments	312
B Brae Apartments	288
C Gladwen Apartments	315
D The Lofts at Knightdale	195
E Village Gate	388
F The Carrington	72
G Parkstone at Knightdale Apartments	350
H The Lawson	101
I Kannon at Wendell Falls	376

DEVELOPMENT NAME	#BUILDOUT OF UNITS
Approved Projects	
A Weldon	154
B Reserve at Marks Creek	361
C Forestville Yard	137
D Downtown North	568
E Harper Preserve	219
F Parkstone -Dewitt	290
G Project Hope	290
H Robertson Crossing	644
I The Haven at Griffith Meadows	185
J Abode at Wendell Falls	170
K Wendell Falls Lot 18 Senior Living	140
L Martin Pond Road Subdivision	519
M Richardson Farms	525
N 1320 Wendell Falls Parkway	200
O Wendell Estates	211
P 1032 Wendell Falls Parkway	103
Q Jake May Mixed-Use	36
R Wendell Ridge	116
S Edwards Property	263
T Ammons PUD	1833
U Marshburn Manor	404
V Wendell Village	396
W Carvers Village	31
X Leo at Eagle Rock	375
Y Eagle Rock Townhomes	150
Z Wendell Commerce Center	650

6-Mile Radius | Wendell, NC Residential Developments

Wendell
NC

4,102
TOTAL
APPROVED UNITS

10,320
TOTAL CURRENT
& UNDER
CONSTRUCTION

14,422
TOTAL BUILD OUT
UNITS

