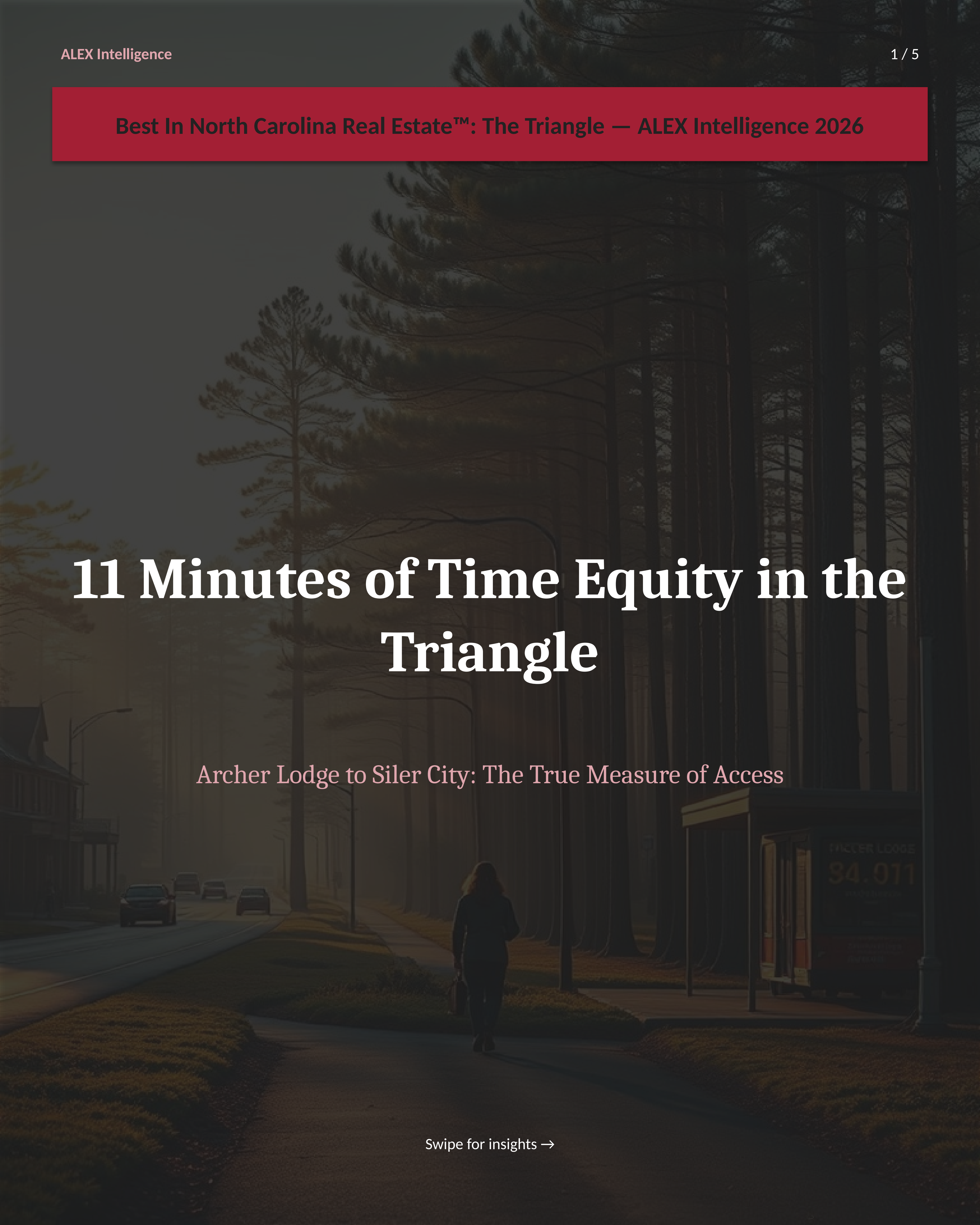
Best In North Carolina Real Estate™: The Triangle — ALEX Intelligence 2026



11 Minutes of Time Equity in the Triangle

Archer Lodge to Siler City: The True Measure of Access

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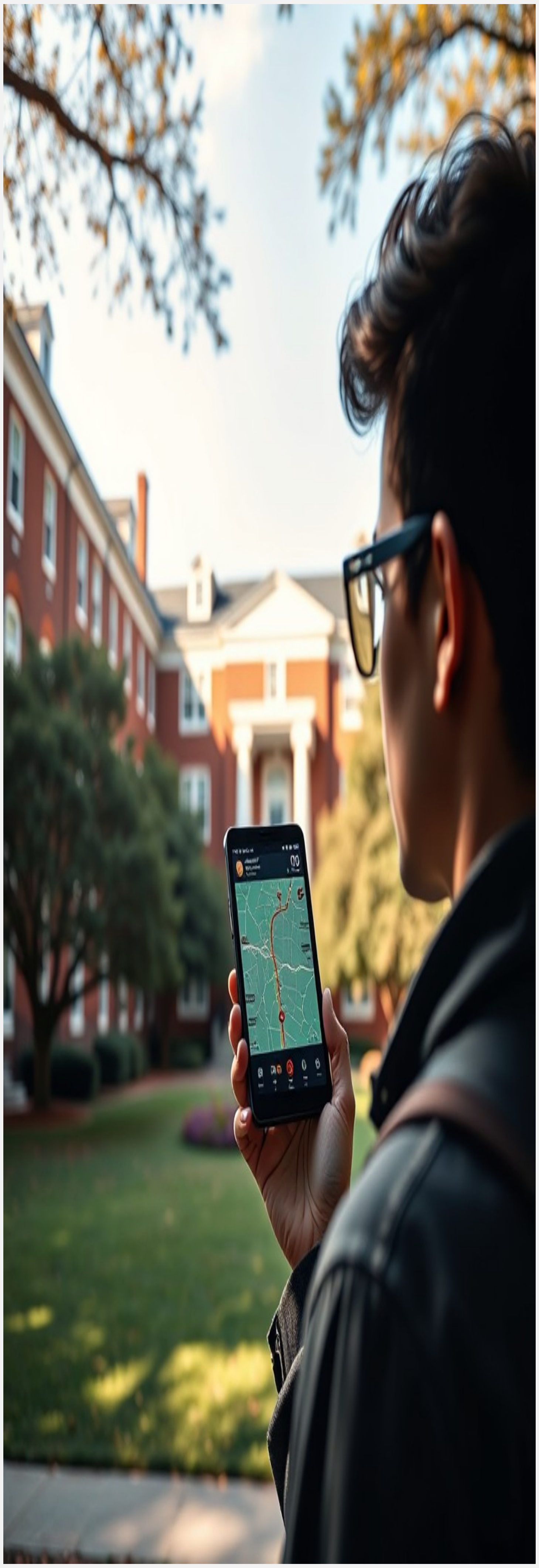
THE DATA

11

Spread in Mean Commute Across the Market, in Minutes (2024)

The difference between the longest and shortest average commute times in the Triangle's core cities is 11 minutes.

This 11-minute spread is not just a number—it's a structural indicator of spatial inequality. Archer Lodge, with a 32-minute average commute, sits at the edge of the region's labor network, while Apex, at 25.2 minutes, is near the center. This gap reflects decades of unbalanced infrastructure investment and zoning that has concentrated opportunity in the core while marginalizing peripheral communities.



Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 · ALEX Intelligence computation
https://alex-companies.com/data/2026-09-18-triangle-commute-spread

01

Commute Spread = Access Inequality

This is not a transportation issue alone—it's a distributional justice issue. The most equitable growth model won't just build more roads, but will redesign access through transit equity and mixed-use zoning in low-commute zones.

02

Time Equity as a New Real Estate Metric

The next wave of development in the Triangle will be defined not by square footage, but by time efficiency. Projects that reduce average commute times by even 2–3 minutes will command a disproportionate market premium.

Real Estate Strategy & Intelligence Leader. Democratized Blue Ocean Strategist & Operator.

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