

Stratford Commons

150 STRATFORD COMMONS COURT, WINSTON-SALEM, NC 27103

WINSTON-SALEM SHOPPING CENTER

FOR LEASE



±3,750 - 8,000 SF available now in this Winston-Salem Shopping Center. Located on an outparcel near the Hanes Mall regional shopping center, with strong demographics. Located off Stratford Road (30,000 VPD) with easy access to I-40, Clemmons, Buena Vista and Sherwood Forest neighborhoods.

LEARN MORE ABOUT THIS PROPERTY



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Stratford Commons

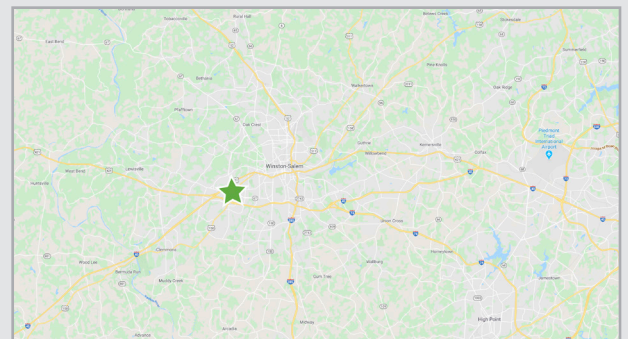
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WINSTON-SALEM SHOPPING CENTER

FOR LEASE



- Retail space available in Winston-Salem shopping center near Hanes Mall
- ±3,750 - 8,000 SF available now
- Junior Anchor space (±15,000 SF) available in November
- 30,000 VPD on Stratford Road with easy access to I-40
- Lease Rate: \$14.00 - \$18.00psf, NNN



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2019 DEMOGRAPHICS

1 MILE

3 MILES

5 MILES

POPULATION

3,884

62,890

151,101

TOTAL HOUSEHOLDS

1,990

28,828

63,159

AVERAGE HOUSEHOLD INCOME

\$55,317

\$78,551

\$80,533

LOCATION

Address 150 Stratford Commons Court, Winston-Salem, NC 27103

PROPERTY DETAILS

Property Type	Retail	Available SF±	11,750	Building SF±	72,308	Acres	7.48
Anchor Tenants	Office Max, Golf Galaxy, Boot Barn						

UTILITIES

Electrical	Yes	Heat	Yes	Water/Sewer	Yes	Air	Yes
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TAX INFORMATION

Zoning	C	Tax PIN	6814-45-1703	Tax Value	\$9,085,000
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PRICING & TERMS

Lease Rate	\$14.00 - \$18.00	Lease Type	NNN	TICAM	\$6.00psf
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