

411 W. FOURTH STREET

FOR LEASE | WINSTON-SALEM, NC 27101

Linville | Team Partners

COMMERCIAL REAL ESTATE



GREATER WINSTON-SALEM INC. OFFICE SPACE FOR LEASE

PROPERTY HIGHLIGHTS

PROPERTY TYPE	Office
AVAILABLE SF ±	12,441
LEASE RATE	\$18.50, Modified Gross
PARKING	Tenant Exclusive Lot

DESCRIPTION

This full floor, ±12,441 SF modern office space comes with prominent building signage, reserved on-site surface parking, two exclusive covered patios, oversized board room, and a mix of private offices and open area floor plan. Former Greater Winston-Salem Inc. space.



BEN BLOODWORTH

E Ben@LTPcommercial.com

M 336.655.1888

P 336.724.1715

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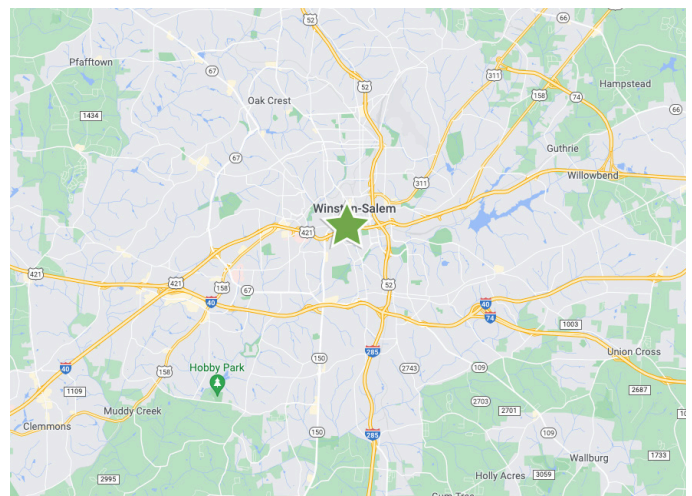
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KEY FEATURES

- Full floor ±12,441 SF modern office space
- Prominent building signage, reserved on-site surface parking
- Two exclusive covered patios, oversized board room, and a mix of private offices and open area floor plan
- **Lease Rate: \$18.50, Modified Gross**



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PROPERTY INFORMATION

PROPERTY TYPE	Office	YEAR BUILT	1932
AVAILABLE SF ±	12,441	YEAR RENOVATED	2016
ACRES	0.34	PARKING	Tenant Exclusive Lot
FLOORS	2	ZONING	CB WO

PRICING & TERMS

LEASE RATE	\$18.50	LEASE TYPE	Modified Gross
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DESCRIPTION

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