

4961 S. MAIN STREET

FOR LEASE | WINSTON-SALEM, NC 27107

Linville | Team Partners

COMMERCIAL REAL ESTATE



FLEX/INDUSTRIAL BUILDING FOR LEASE

PROPERTY HIGHLIGHTS

PROPERTY TYPE	Flex/Industrial
AVAILABLE SF ±	5,520
LEASE RATE	\$6,750/Month, NNN

DESCRIPTION

±5,520 SF flex/industrial building situated on 3.90 acres with ample outdoor storage and parking. This site is ideally suited for a tow yard, auto lot, or an auto repair shop. Located 0.5 miles from US-52 and less than 5 miles from I-40.



KATIE MEALKA

E Katie@LTPcommercial.com

M 336.473.0206

P 336.724.1715

NICK GONZALEZ

E Nick@LTPcommercial.com

M 305.979.3440

P 336.724.1715

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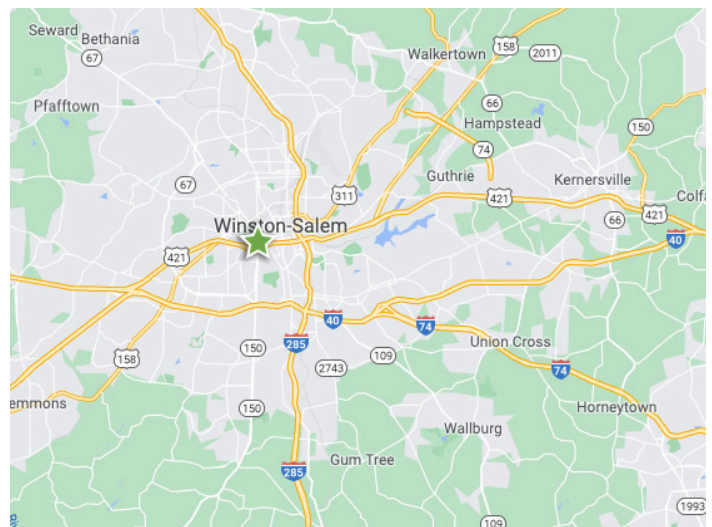
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KEY FEATURES

- ±5,520 SF flex/industrial building
- Situated on 3.90 acres with ample outdoor storage and parking
- Ideally suited for a tow yard, auto lot, or an auto repair shop
- Located 0.5 miles from US-52 and less than 5 miles from I-40



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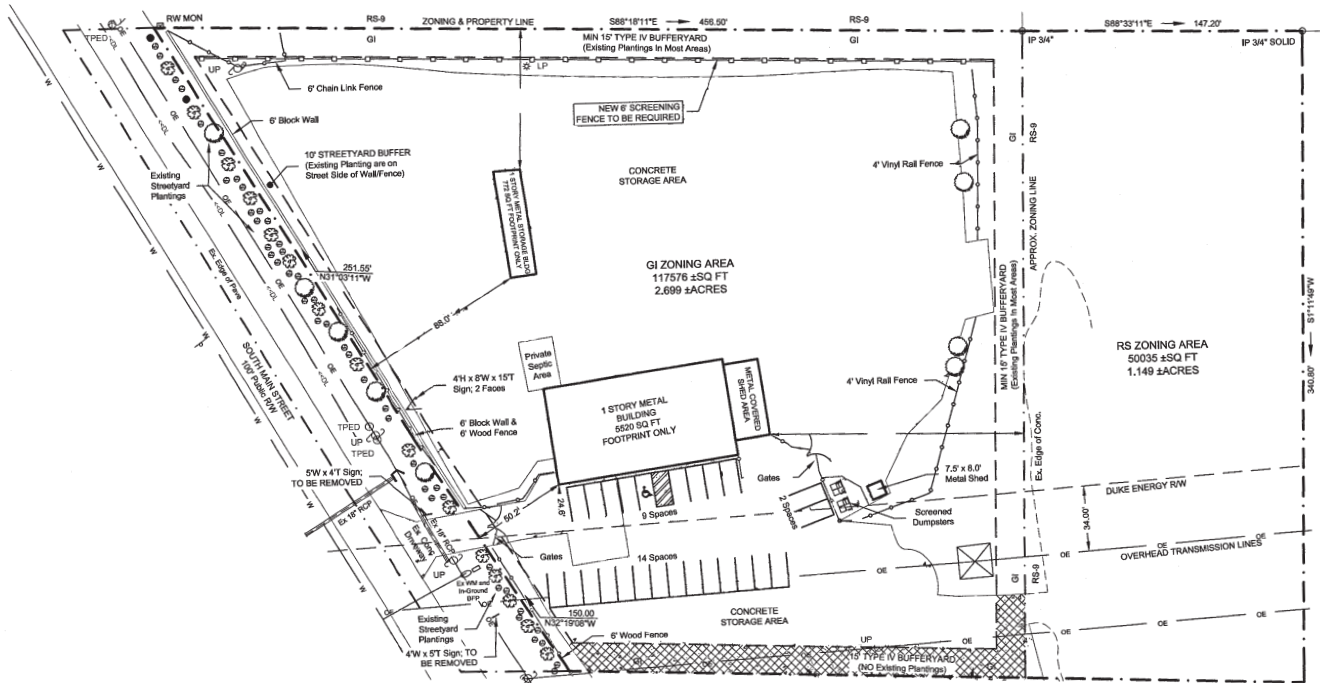
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SITE PLAN



AERIAL



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PROPERTY INFORMATION

PROPERTY TYPE	Flex/Industrial	RESTROOMS	2
AVAILABLE SF ±	5,520	ROOF	Metal
ACRES	3.90	DRIVE-IN DOORS	4
YEAR BUILT	2006	DRIVE-IN HEIGHT	14'
YEAR RENOVATED	2018	CLEAR HEIGHT	16'
ZONING	GI	TAX PIN	6832-65-2272

PRICING & TERMS

LEASE RATE	\$6,750/Month	LEASE TYPE	NNN
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