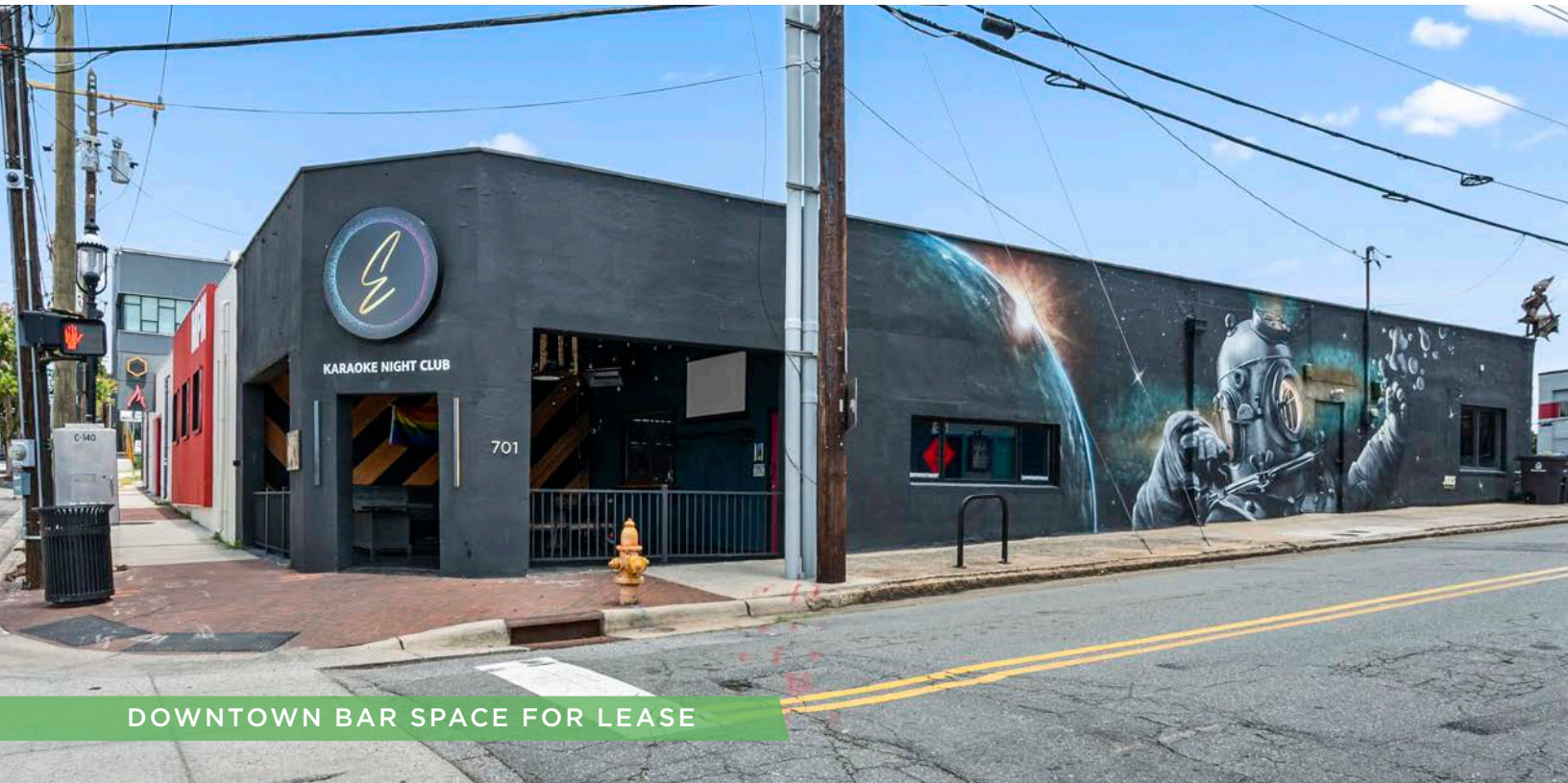


701 N. TRADE STREET

FOR LEASE | WINSTON-SALEM, NC 27101

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PROPERTY HIGHLIGHTS

PROPERTY TYPE	Retail/Bar
AVAILABLE SF ±	1,760
LEASE RATE	\$19.50, Modified Gross

DESCRIPTION

Prime retail/bar space available in the heart of Trade Street in downtown Winston-Salem! The interior space is ±1,760 SF and features a bar area, space for a lounge or dance floor, stage, A/V booth, and 2 restrooms. Not counted in the overall square footage is a large ±502 SF covered patio in front. A perfect spot for enjoying the downtown vibes and the vibrant arts district. Located on the corner of N. Trade Street and 7th Street, surrounded by great retailers, restaurants, and bars.



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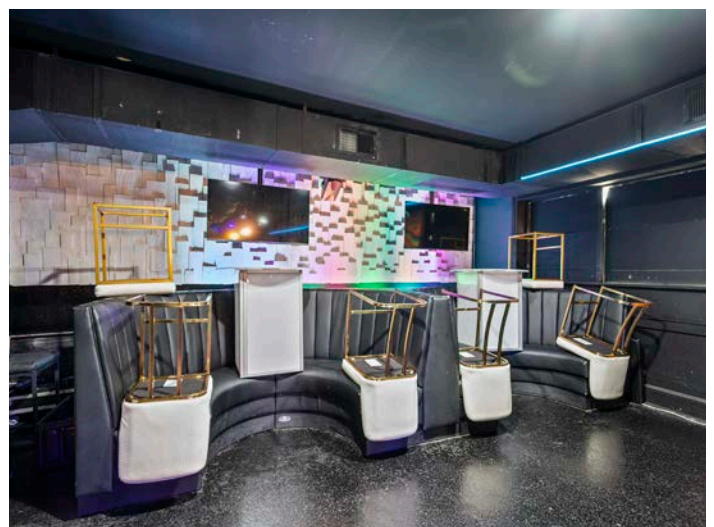
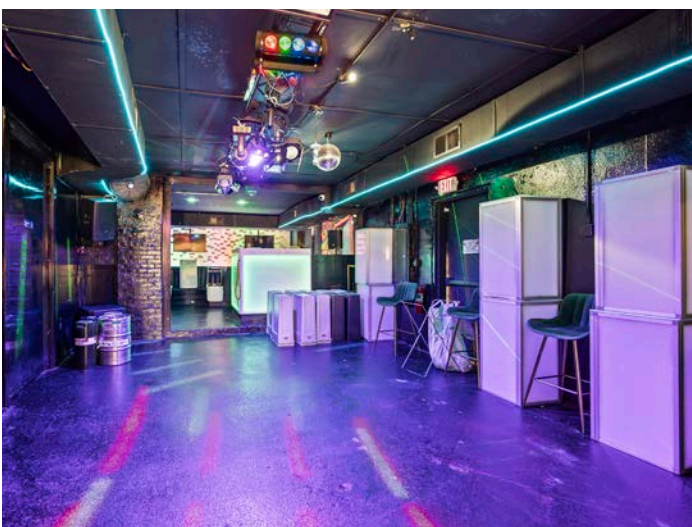
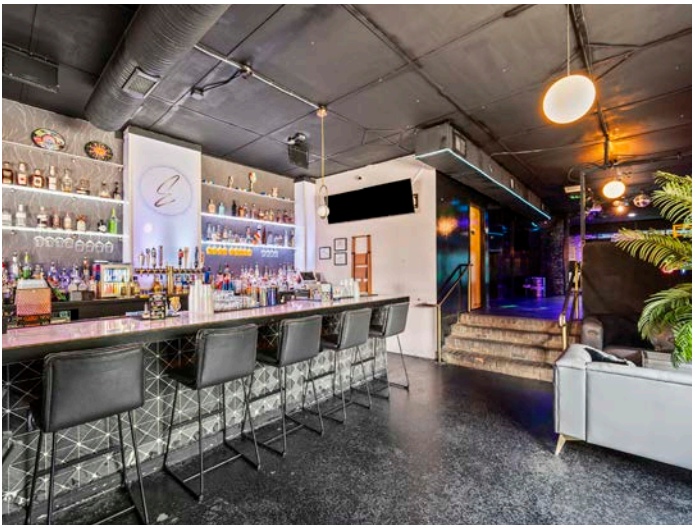
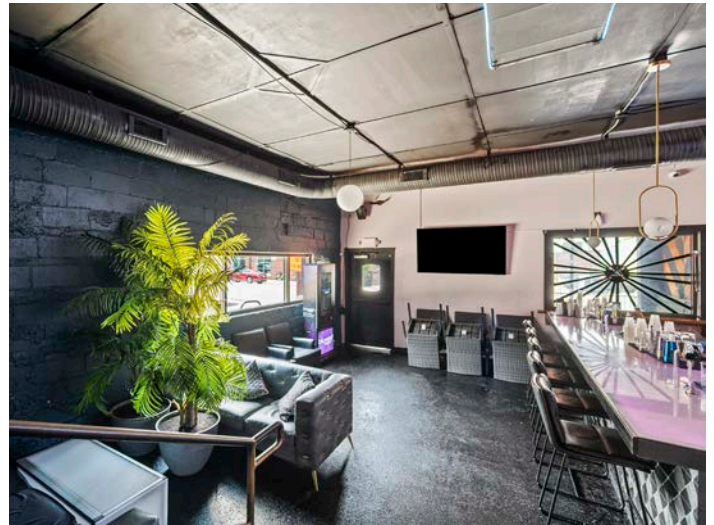
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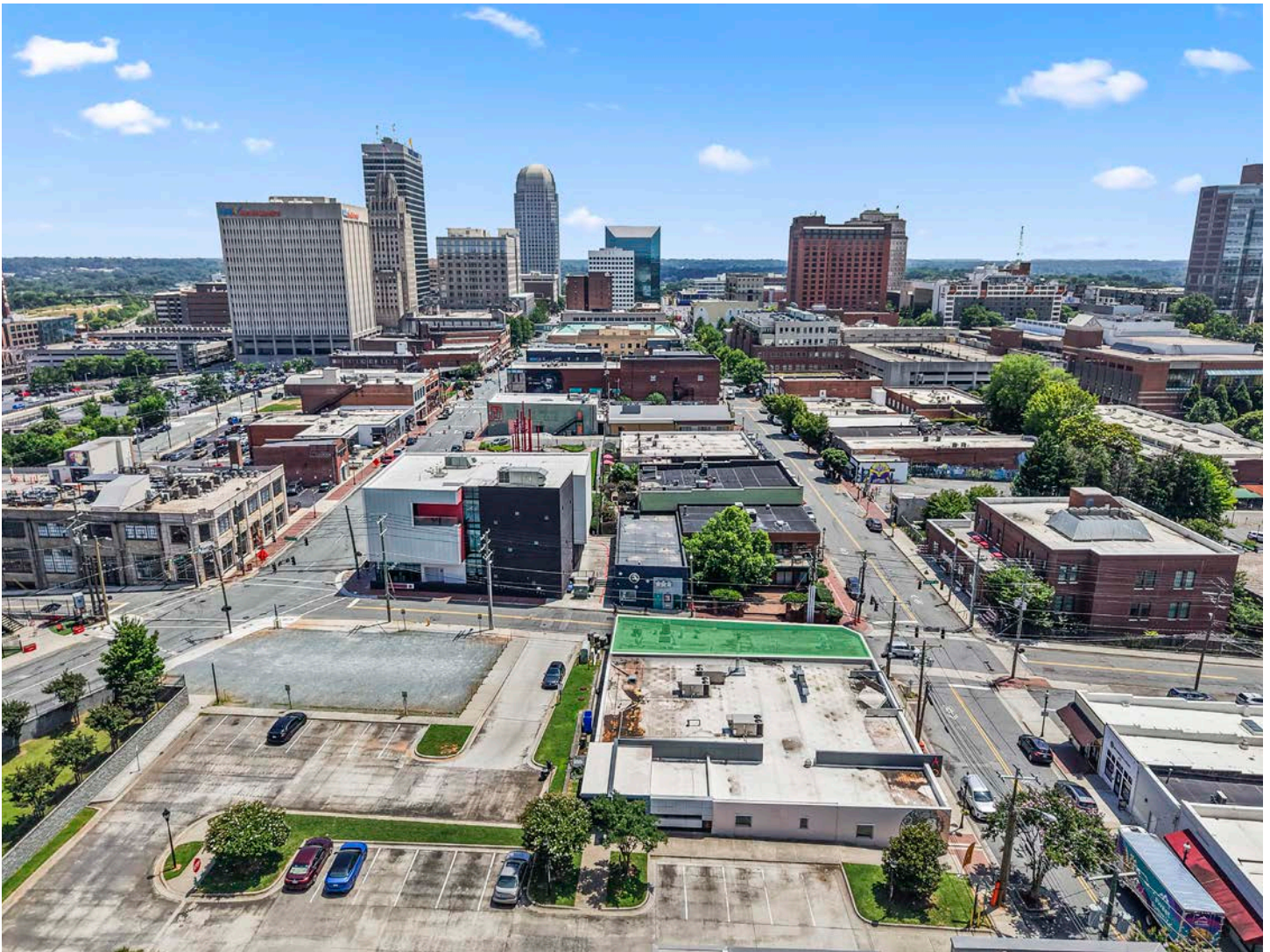
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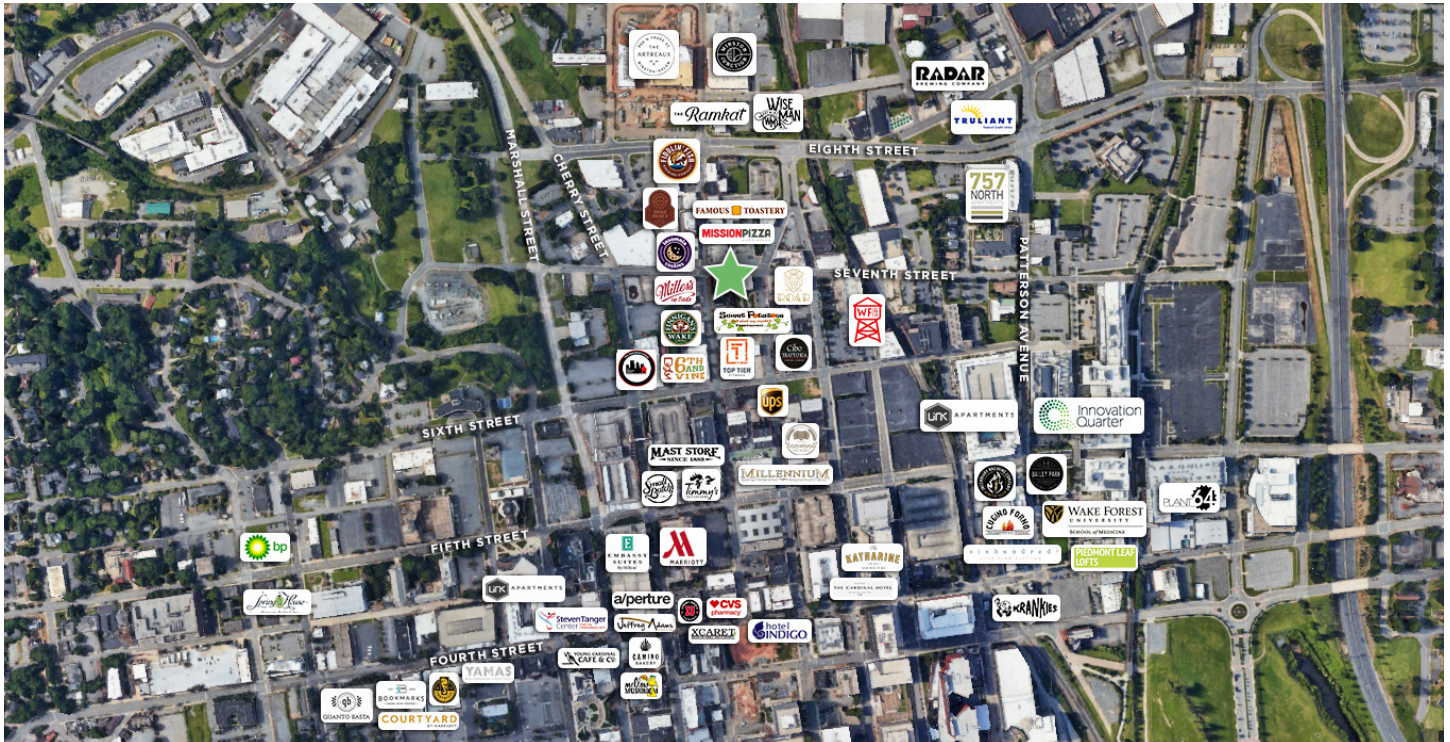
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PROPERTY INFORMATION

PROPERTY TYPE	Retail	PROPERTY SUBTYPE	Bar
AVAILABLE SF ±	1,760	EXTERIOR	Concrete Block
YEAR BUILT	1922	ZONING	CB
YEAR REMODELED	2019	TAX PIN	6835-18-8658

PRICING & TERMS

LEASE RATE	\$19.50	LEASE TYPE	Modified Gross
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DESCRIPTION

Prime retail/bar space available in the heart of Trade Street in downtown Winston-Salem! The interior space is ±1,760 SF and features a bar area, space for a lounge or dance floor, stage, A/V booth, and 2 restrooms. Not counted in the overall square footage is a large ±502 SF covered patio in front. A perfect spot for enjoying the downtown vibes and the vibrant arts district. Located on the corner of N. Trade Street and 7th Street, surrounded by great retailers, restaurants, and bars.

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