

M E R I D I A N

147 S. CHERRY STREET, SUITE 200 | WINSTON-SALEM, NC 27101 | P 336.722.1986 | F 336.723.3173 | MERIDIANREALTY.COM

Standalone Office

1405 S Broad Street

Winston-Salem, NC 27127



Lower Level Entrance



Total Building: 19,044± SF

Available for Lease
9,522 – 19,044± SF

Excellent opportunity to own or lease modern, furnished office space with open layout located near downtown Winston-Salem. Property is well maintained and landscaped, with on site parking and convenient location with Washington Park, YWCA, retail, restaurants, and other amenities nearby. Great potential for a variety of uses.

FOR SALE: \$2,000,000
FOR LEASE: \$10.00 PSF NNN

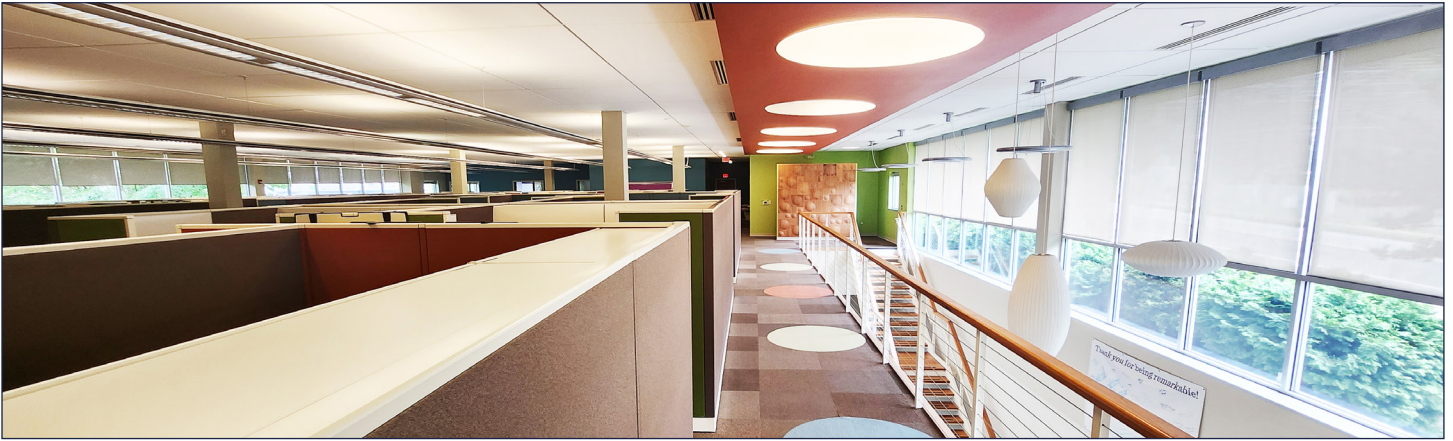
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INTERIOR

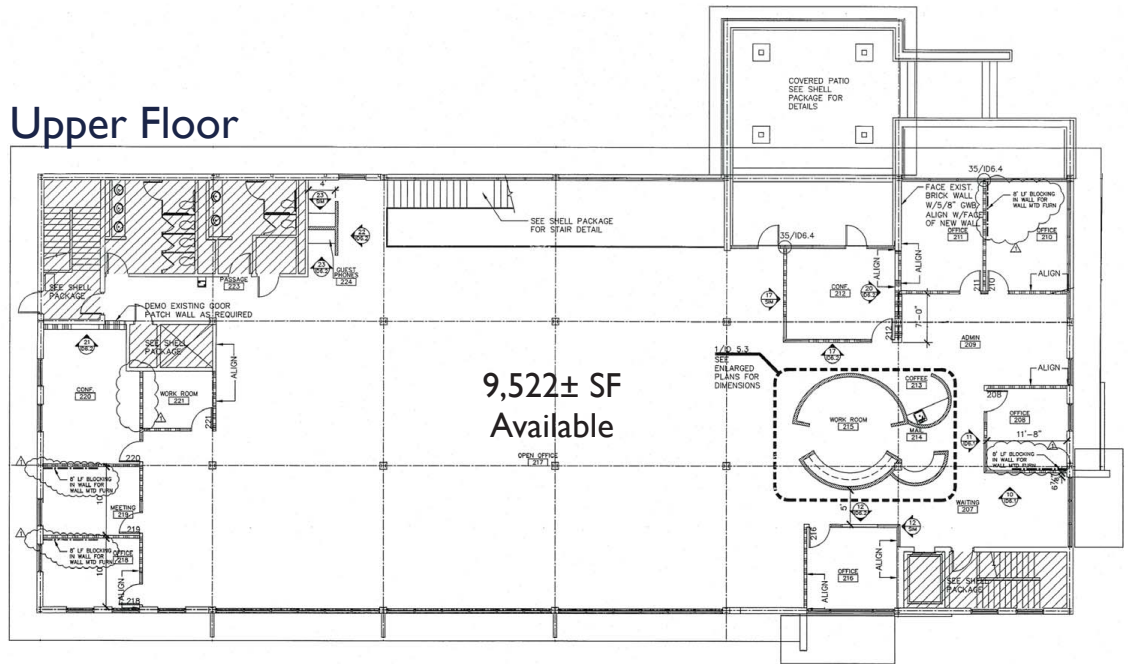


FLOORPLANS

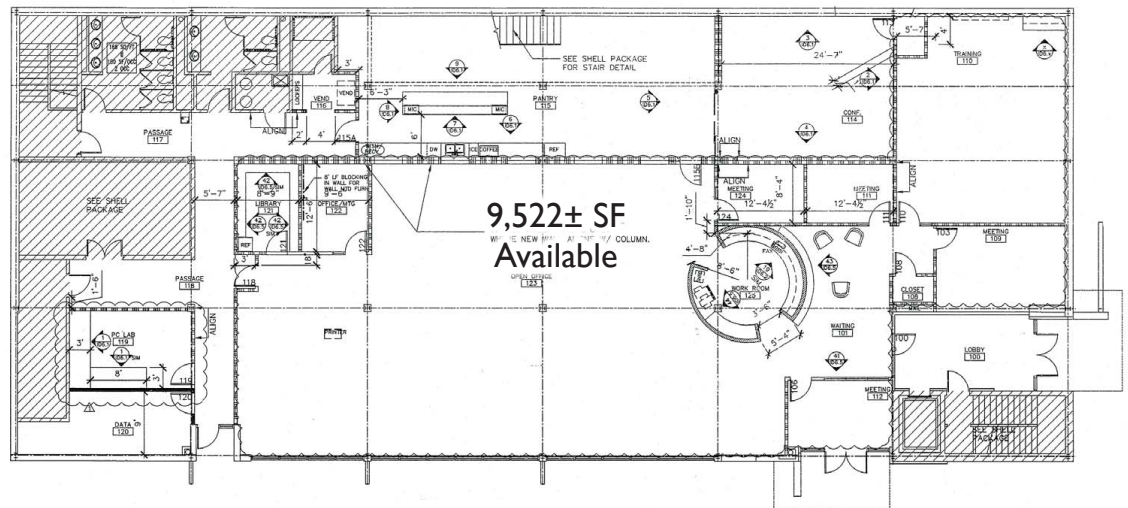


Click or Scan for Virtual Tour

Upper Floor



Lower Floor



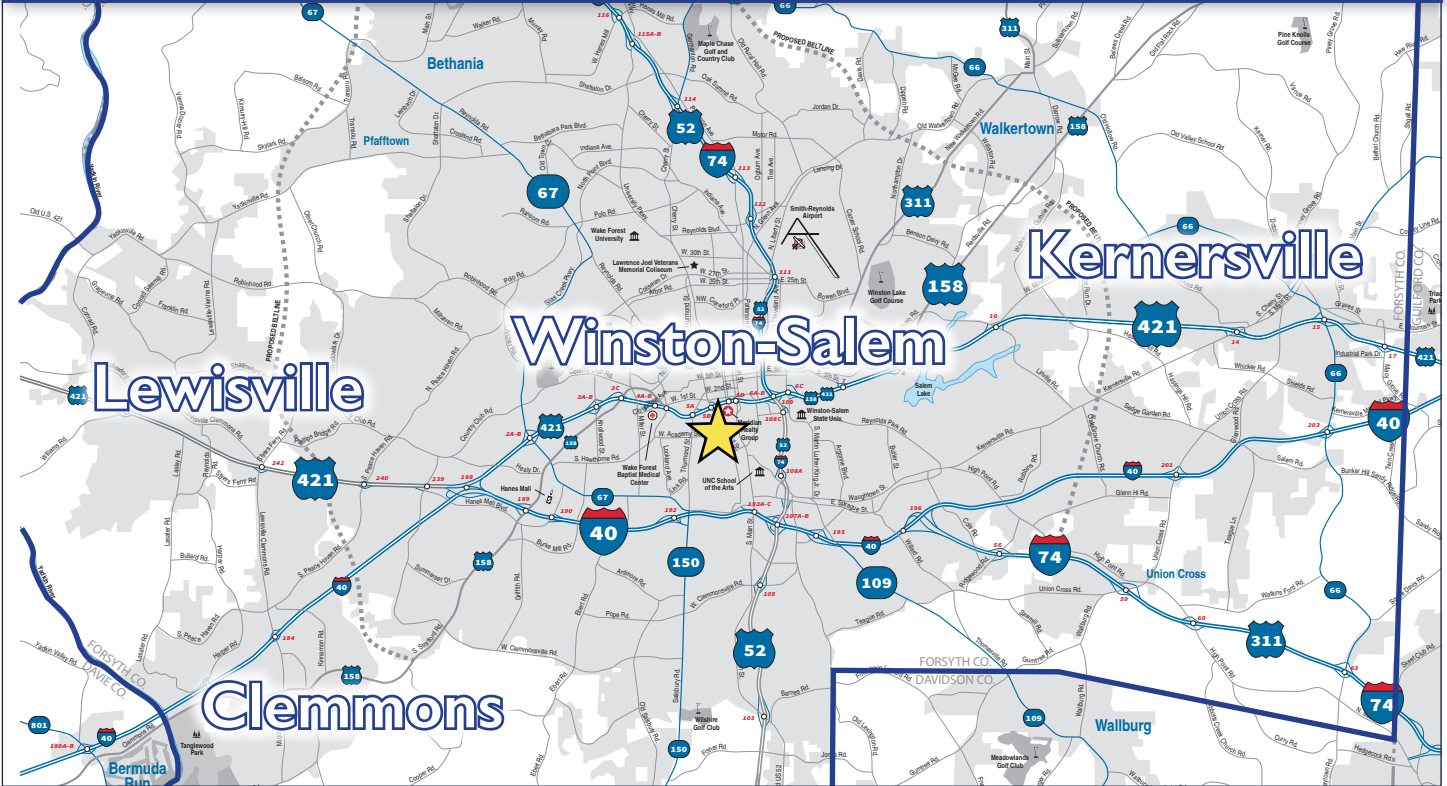
PROPERTY SPECS

Size:	19,044± SF
Land Area:	1.96 AC
Zoning:	MU-S (Mixed Use)
Year Built:	1970/2007
Parking:	65 Surface

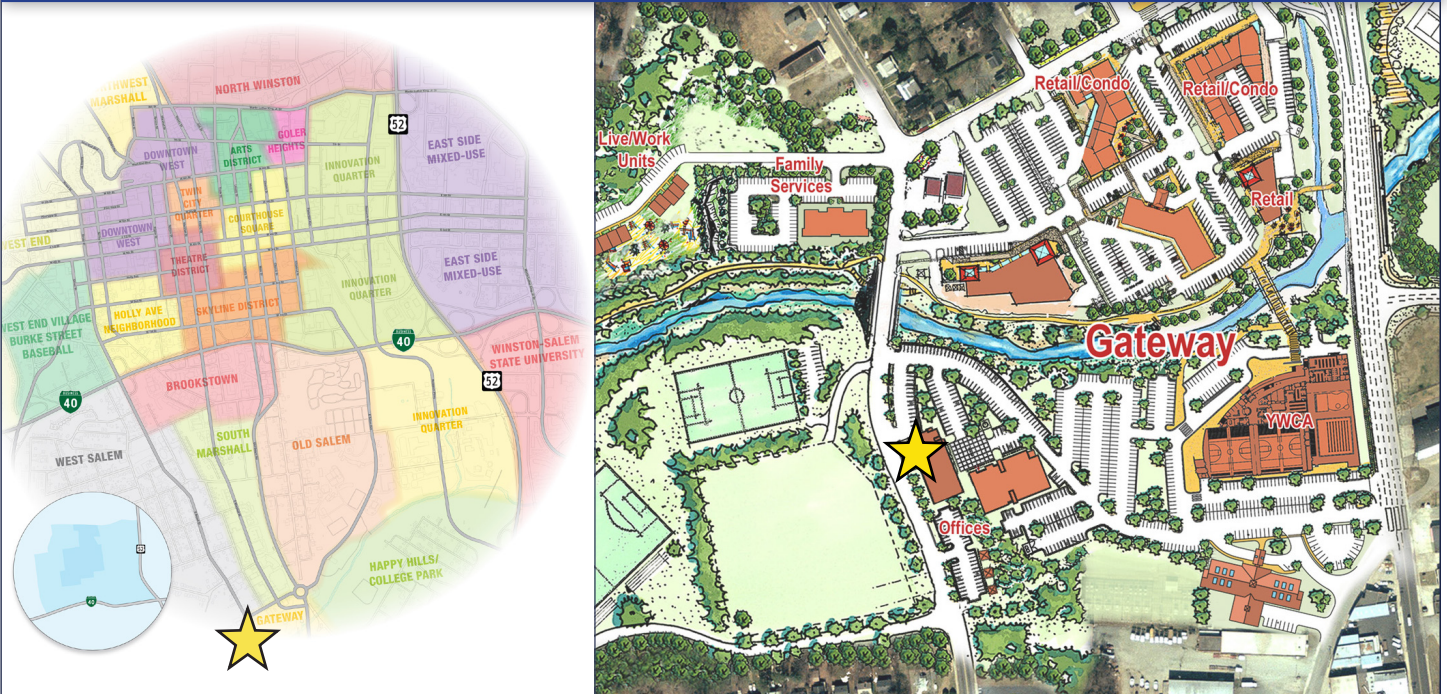
Roof:	EPDM
Elevator:	Yes
Construction:	Masonry
Tax Value:	\$2,597,000
Asking Price:	\$2,000,000

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AREA MAP



DOWNTOWN WINSTON-SALEM MAP



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