FOR LEASE

±7,900 SF Modern Industrial Space in Winston Salem

8017 North Point Blvd
Winston-Salem, NC 27106

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REEDY COMMERCIAL
A DIVISION OF REEDY PROPERTY GROUP

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Property Description:

Positioned within one of Winston Salem's most active industrial corridors, 8017 North Point Boulevard presents a rare opportunity to lease a modern, freestanding industrial facility built in 2015. The ±7,900 SF building is thoughtfully designed to accommodate a variety of manufacturing, distribution, contractor, and service-oriented operations, offering a move-in-ready combination of production, warehouse, and office space.

The facility features a ±2,500 SF production area with polished concrete floors, a covered dock-height loading area with a 10-foot roll-up door, and a ±900 SF heated receiving and storage area. Robust infrastructure includes 208V, 600-amp, 3-phase power, making the property well-suited for light industrial and fabrication uses. The office component consists of five private offices, a large kitchen and breakroom, an IT closet, dedicated file and storage rooms, and finished office areas with vinyl/LVP flooring and 10-foot ceilings throughout.

Offering Summary

Available Space:	±7,900 SF
Lease Rate:	$7,900/month
Lease Type:	NNN

***Acreage, taxes, tax credits, utilities and lot dimensions to be verified by Buyer and/or Buyers agent*

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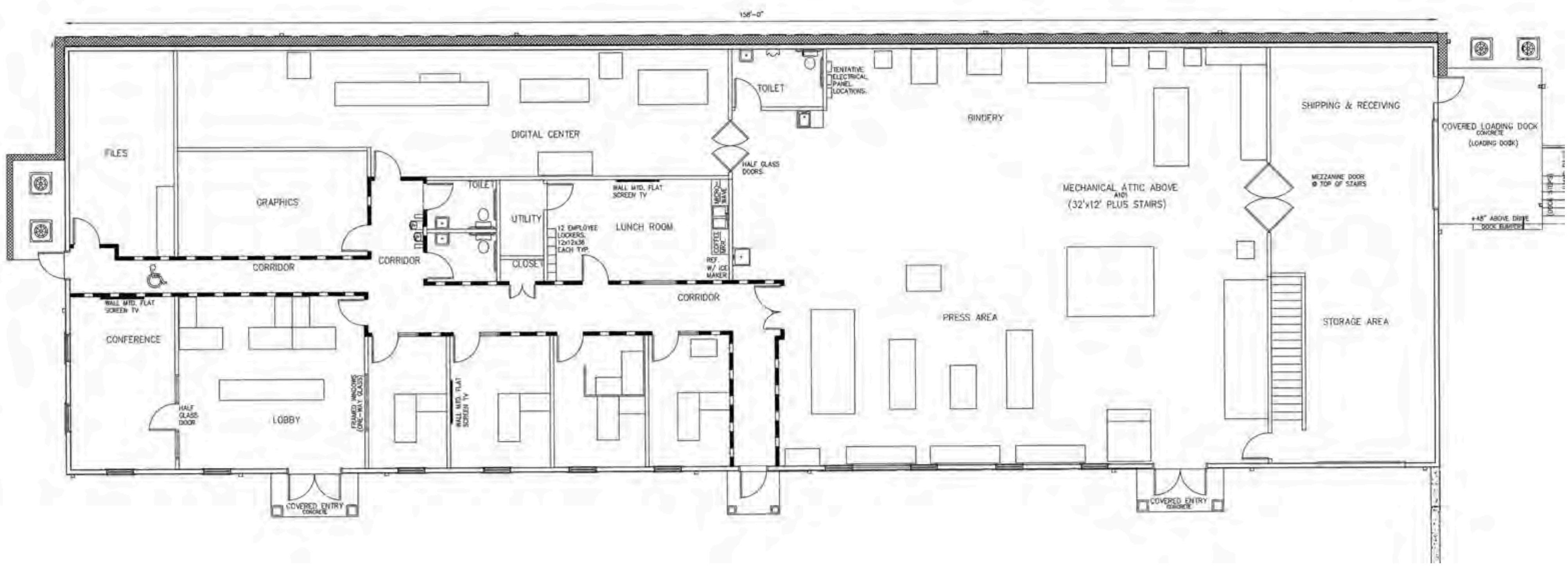
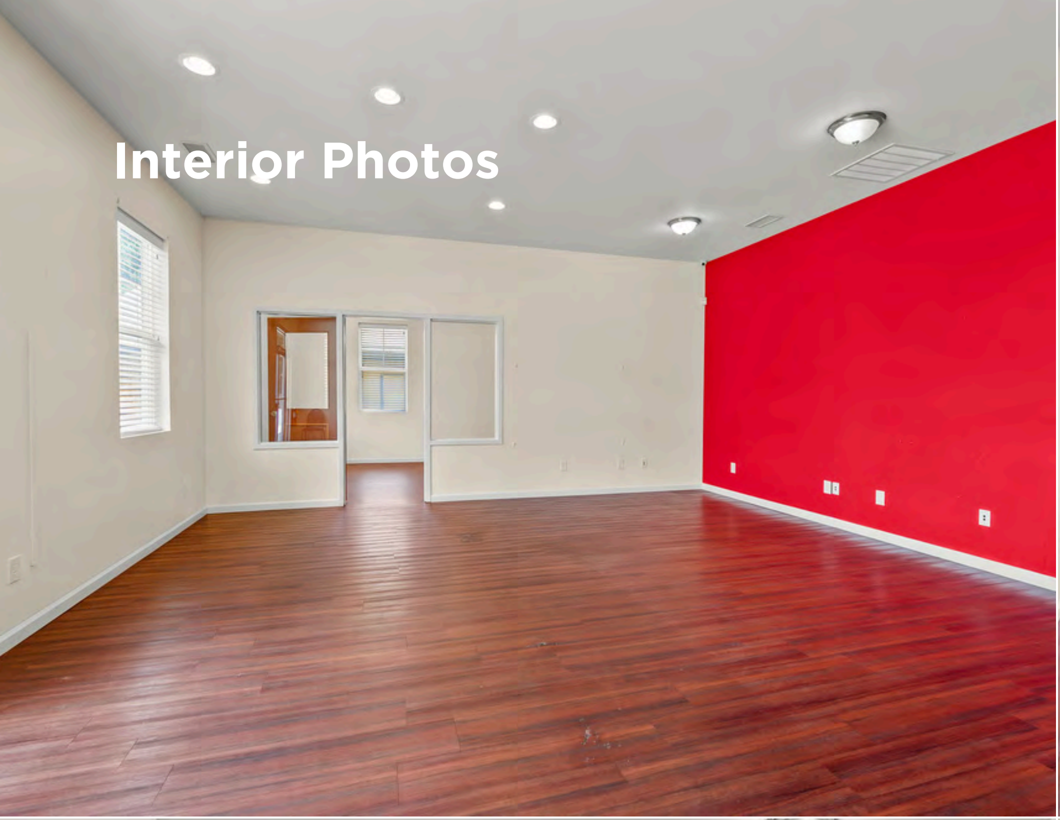


Exterior Photos

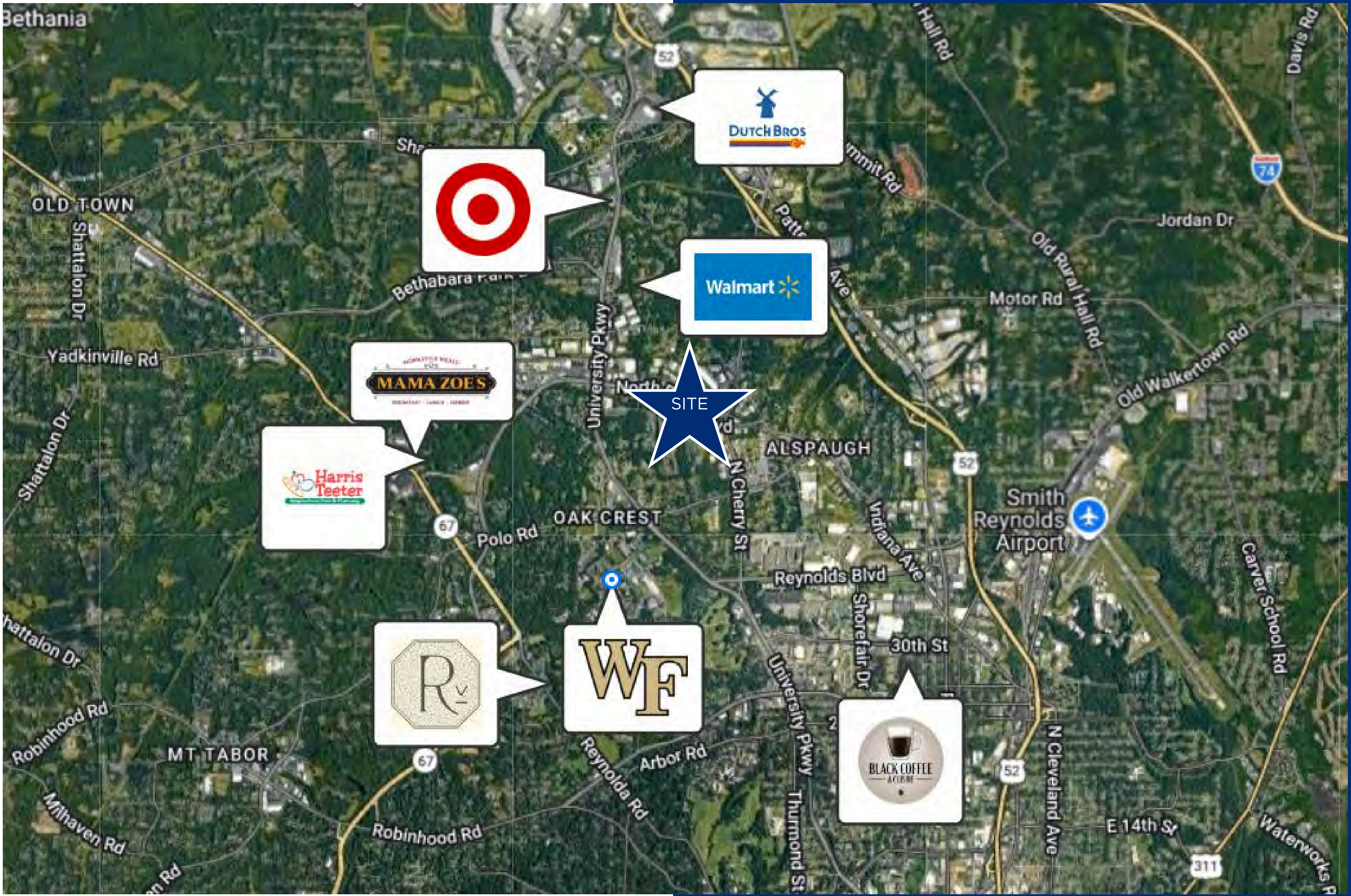
Interior Photos



Interior Photos

Local Retailers & Amenities

Winston-Salem, NC



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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Reedy Property Group in compliance with all applicable fair housing and equal opportunity laws.

Contact Information

Reedy Commercial

WE KNOW THE MARKET
BECAUSE WE'RE INVESTED HERE TOO

At Reedy Commercial, we care about the why behind a commercial property as much as the what.
That's because we believe resilient communities, and portfolios that weather any market, start with people who have a vision beyond a quick profit.

Our network is as valuable as our net worth because this is our market, too.

We're invested in every asset class of commercial real estate right where our roots run deepest. That's how we uncover powerful investments in unexpected locations that yield incredible returns. It's why our clients trust us over the latest trends. And, it's what ignites our deepest passion – turning real estate investments into legacies.

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