



945 North Carolina 66 - Kernersville, NC

Retail Property **For Lease**

Presented By:

KATIE HAYES

336.473.0206
katie@ltpcommercial.com

TARYNE SEATZ

828.406.6858
tseatz@ltpcommercial.com

945 NORTH CAROLINA 66

RETAIL PROPERTY **FOR LEASE****945 NORTH CAROLINA 66**
KERNERSVILLE, NC 27284**PROPERTY DESCRIPTION**

945 North Carolina Highway 66 presents an exceptional retail and commercial leasing opportunity in one of Kernersville's established commercial corridors. The property features a flexible layout, truck-height loading dock, ample on-site parking, and excellent visibility along NC Highway 66, making it well-suited for a variety of retail, office, and service-oriented users.

Positioned among well-known dealerships, national retailers, and established local businesses, the property benefits from consistent consumer traffic and strong market exposure, creating a compelling opportunity for businesses seeking to establish or expand their presence in the growing Kernersville market.

OFFERING SUMMARY

Lease Rate:	\$10.50 SF/yr (NNN)
Available SF:	±11,102

Katie Hayes

336.473.0206
katie@ltpcommercial.com

Taryne Seatz

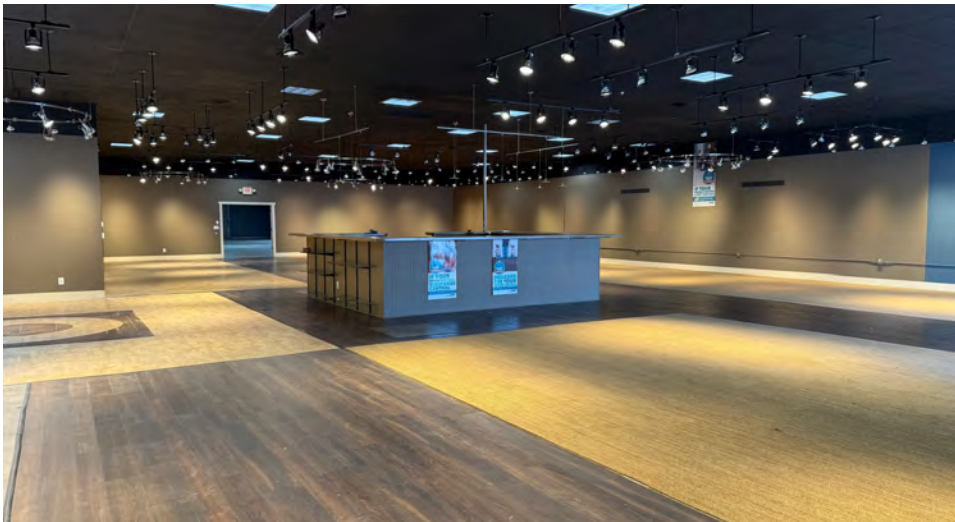
828.406.6858
tseatz@ltpcommercial.com**Linville | Team Partners**
COMMERCIAL REAL ESTATE

KERNERSVILLE, NC

945 NORTH CAROLINA 66

L | T

RETAIL PROPERTY **FOR LEASE**



Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners
COMMERCIAL REAL ESTATE

945 NORTH CAROLINA 66

RETAIL PROPERTY FOR LEASE



Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

945 NORTH CAROLINA 66

RETAIL PROPERTY **FOR LEASE**

LOCATION INFORMATION

Street Address:	945 North Carolina 66
City, State, Zip:	Kernersville, NC 27284

PROPERTY INFORMATION

Property Type:	Retail
Property Subtype:	Strip Center
Zoning:	HB – Highway Business District, LI
Year Built:	1969
Available SF:	±11,102
HVAC:	Heat Pump
Gas / Propane:	Yes
TICAM:	±\$1.90 SF/yr

**LEASE RATE:** \$10.50 SF/YR
(NNN)

Katie Hayes

336.473.0206

katie@ltpcommercial.com

Taryne Seatz

828.406.6858

tseatz@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

The information contained herein has been taken from sources deemed to be reliable. Linville Team Partners makes no representation or warranties, expressed or implied, as to the accuracy of this information. All information in this document is subject to verification prior to purchase or lease.