

## 633 N. TRADE STREET

OFFICE/RETAIL SPACE FOR LEASE



**633 N. TRADE STREET**  
WINSTON-SALEM, NC 27101

**PROPERTY DESCRIPTION**

Upper level suite available for lease on North Trade Street in the heart of the Arts District, offering flexible options for office, studio, creative, or boutique retail users. The property is ideally located with on-site and street parking, immediate access to a wide variety of dining, entertainment, and neighborhood retail amenities in one of Winston-Salem's most walkable districts.

**Second Floor Suite (±1,494 SF):**

A street-level entry leads to a bright, efficient second-floor space with hardwood floors, high ceilings, and an open layout ideal for studio or office use. The suite includes two in-suite restrooms and access to a shared Zen garden/patio common area.

**OFFERING SUMMARY**

<b>Lease Rate:</b>	\$2,200 per month (MG)
<b>Available SF:</b>	±1,494 SF

Drew Siegrist

336.529.4400

drew@ltpcommercial.com

Will Jones

336.455.2818

wjones@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

WINSTON-SALEM, NC

# 633 N. TRADE STREET

L | T

RETAIL PROPERTY **FOR LEASE**



Drew Siegrist

336.529.4400  
drew@ltpcommercial.com

Will Jones

336.455.2818  
wjones@ltpcommercial.com

Linville | Team Partners  
COMMERCIAL REAL ESTATE

WINSTON-SALEM, NC

# 633 N. TRADE STREET

L | T

OFFICE/RETAIL SPACE **FOR LEASE**



Drew Siegrist

336.529.4400

drew@ltpcommercial.com

Will Jones

336.455.2818

wjones@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

# 633 N. TRADE STREET

OFFICE/RETAIL SPACE FOR LEASE



Drew Siegrist

336.529.4400

drew@ltpcommercial.com

Will Jones

336.455.2818

wjones@ltpcommercial.com

Linville | Team Partners

COMMERCIAL REAL ESTATE

WINSTON-SALEM, NC

# 633 N. TRADE STREET

L | T

OFFICE/RETAIL SPACE **FOR LEASE**

## LOCATION INFORMATION

Street Address 633 N. Trade Street

City, State, Zip Winston-Salem, NC 27101

## PROPERTY INFORMATION

Property Type Retail

Zoning CB WO

Lot Size 0.46 Acres

Available SF ±1,494 SF

Parking Onsite & Street

Flooring Hardwood



**LEASE RATE: \$2,200 PER MONTH (MG)**

Drew Siegrist

336.529.4400

drew@ltpcommercial.com

Will Jones

336.455.2818

wjones@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.