

WAREHOUSE FOR LEASE

3063 Waughtown Street, Winston-Salem, NC 27107



Building Specs:

- 14,519 Total SF
 - 8,360 SF warehouse
 - 3,078 SF office (can be used for excess storage)
 - 3,081 SF mezzanine office
- 18' Clear Height in warehouse
- 2x Dock High Doors
- Plenty of secured parking for personal vehicles
- Flexible truck parking opportunities
- Office & mezzanine fully conditioned
- Warehouse equipped with heating

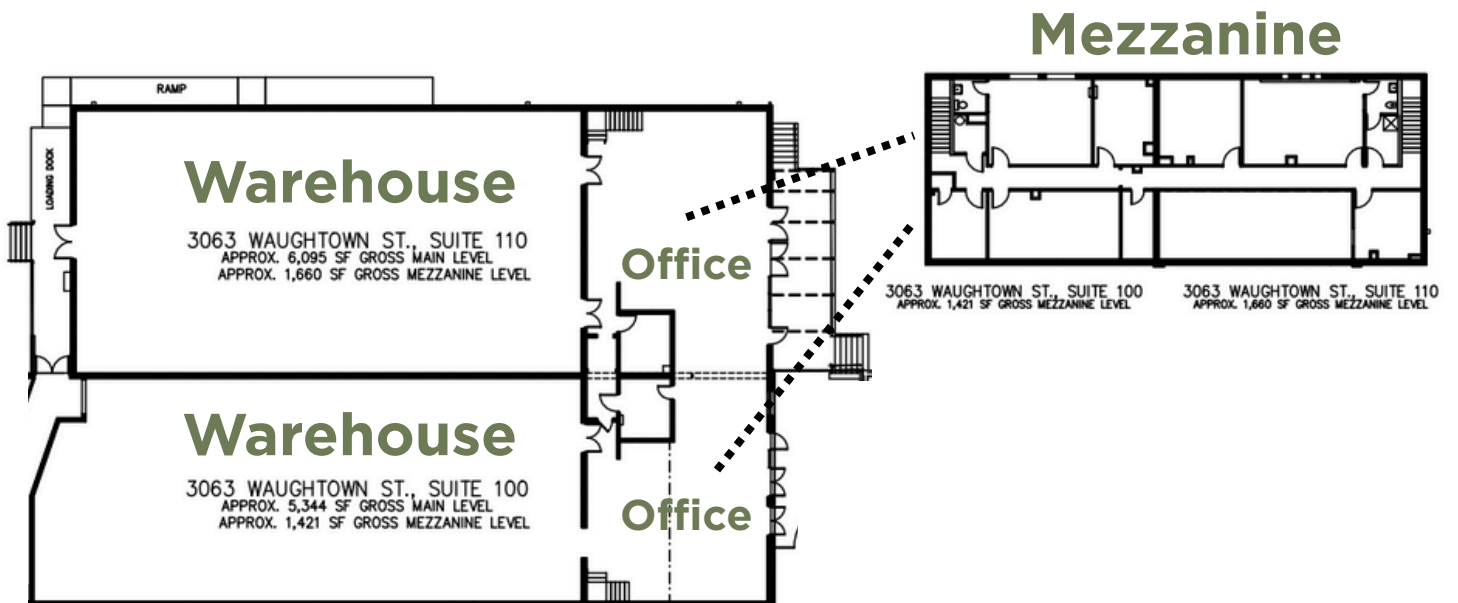




SOUTHEAST PLAZA WAREHOUSE

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FLOORPLAN





SOUTHEAST PLAZA WAREHOUSE

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WAREHOUSE PHOTOS





SOUTHEAST PLAZA WAREHOUSE

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OFFICE PHOTOS





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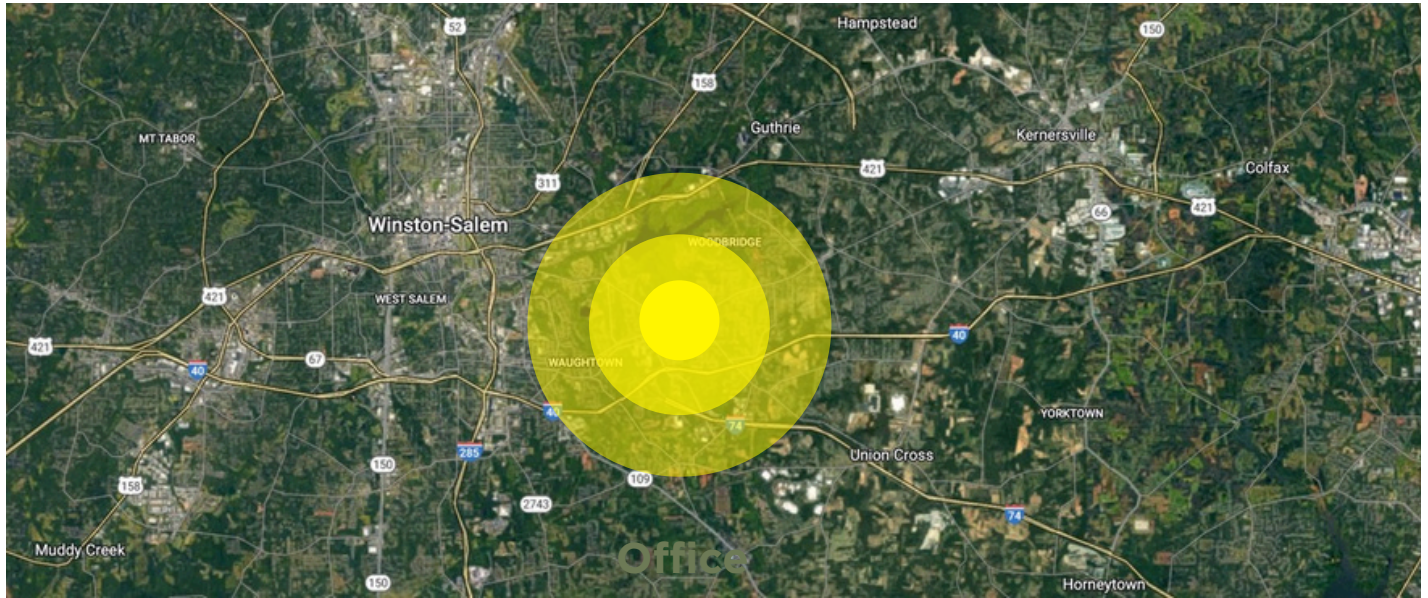
OFFICE MEZZANINE PHOTOS





SOUTHEAST PLAZA WAREHOUSE

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POPULATION

(Total Population)

1 MILE

6,581

3 MILES

38,808

5 MILES

114,759



Forsyth County

Population Total	385,500
Households Median	151,000
Household Income	\$56,830

Winston-Salem

Population Total	250,320
Households Median	98,000
Household Income	\$61,158