



KEY FEATURES

- ±7,440 SF office/retail building
- Historic building in up & coming area of Downtown Winston-Salem
- Retro design with unique architecture
- ±2,480 SF of main level office space
- ±2,480 SF of second floor office space
- ±2,480 SF of conditioned storage space on the basement floor
- Two existing leases at the property (contact broker for lease information)
- \$950,000 Asking Price (\$127.68 PSF)

OFFICE / RETAIL

FOR SALE

DTWS HISTORIC OFFICE/RETAIL BUILDING

705 North Main Street
Winston-Salem, NC 27101

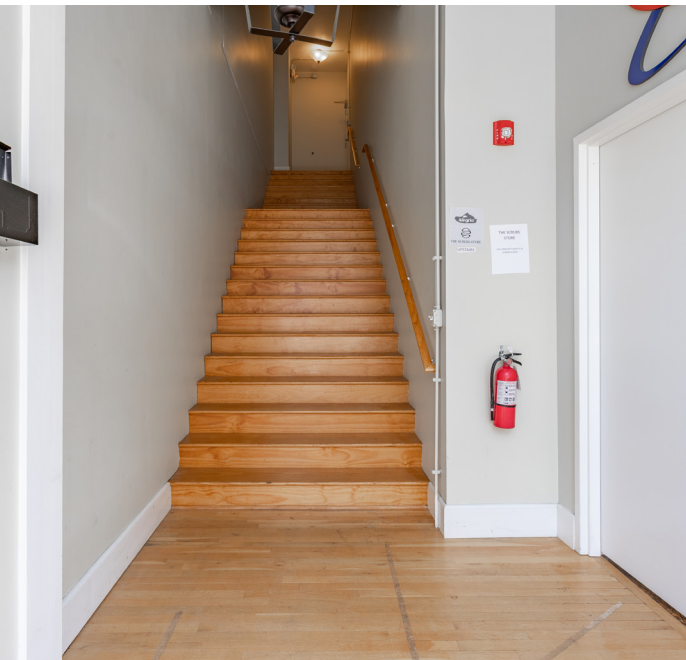
Don't miss this opportunity to own historic office or retail space in an exciting and vibrant part of downtown Winston-Salem! This property features retro design and unique architecture. The property totals three floors, each being ±2,480 SF. The building is in close proximity to multiple restaurants and retailers, and features a Walkability Score of 78 ([WalkScore.com](https://www.walkscore.com)). There are two existing leases at the property- contact broker for additional information regarding those leases.

LEARN MORE ABOUT THIS PROPERTY

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DTWS HISTORIC OFFICE/RETAIL BUILDING

LOCATION

Address	705 North Main Street		
City	Winston-Salem	Zip	27101
		County	Forsyth

PROPERTY DETAILS

Property Type	Office / Retail	Acres ±	0.06	Year Built	1913
Building SF ±	7,440	Restrooms	2	Floors	3
Bldg. Exterior	Brick	Flooring	Hardwood	Roof	Rubber Membrane

UTILITIES

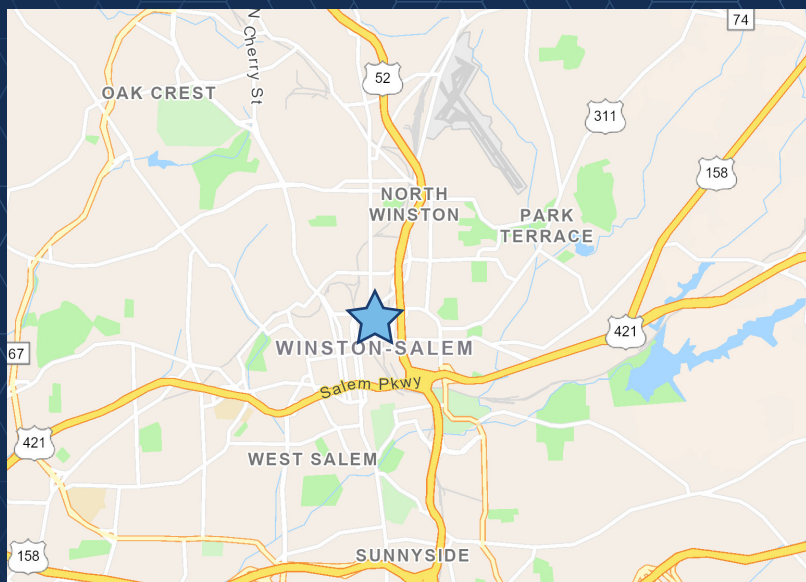
Electrical	Duke Energy	Sewer	City of Winston-Salem	Water	City of Winston-Salem
Gas	PNG	Air	Central	Heat	Yes

TAX INFORMATION

Zoning	PB	Tax Block	0202	Tax Pin	6835-28-3714
Tax Map	3170/720	Tax Lots	117C		

PRICING & TERMS

Asking Price	\$950,000	Price/SF	\$127.68
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LOCATION FEATURES

- Up & coming area of Downtown Winston-Salem
- Easy access to Salem Parkway, US-52 and I-40
- Walking distance to downtown shops, bars, restaurants, hotels and apartments
- Close to the growing Innovation Quarter