



KEY FEATURES

- ±3,622 SF Office Building
- Located at the intersection of Brownsboro Road / University Pkwy
- 7 Private Offices
- 1 Large Cube Area
- 2 Break rooms
- Large Conference Room
- Courtyard/Break Area
- 18 Surface Spaces (4.97/1,000 SF Parking Ratio)

OFFICE

FOR SALE | \$625,000

UNIVERSITY PKWY OFFICE

4692 Brownsboro Road

Winston-Salem, NC 27106

Excellent ±3,622 SF freestanding office building currently available for sale. The property is located in the Northern Submarket at the Brownsboro Road / University Parkway intersection. The building features an existing buildout which facilitates a “plug and play” opportunity for multiple office uses. Currently asking \$625,000 (\$172.55 per SF).

LEARN MORE ABOUT THIS PROPERTY

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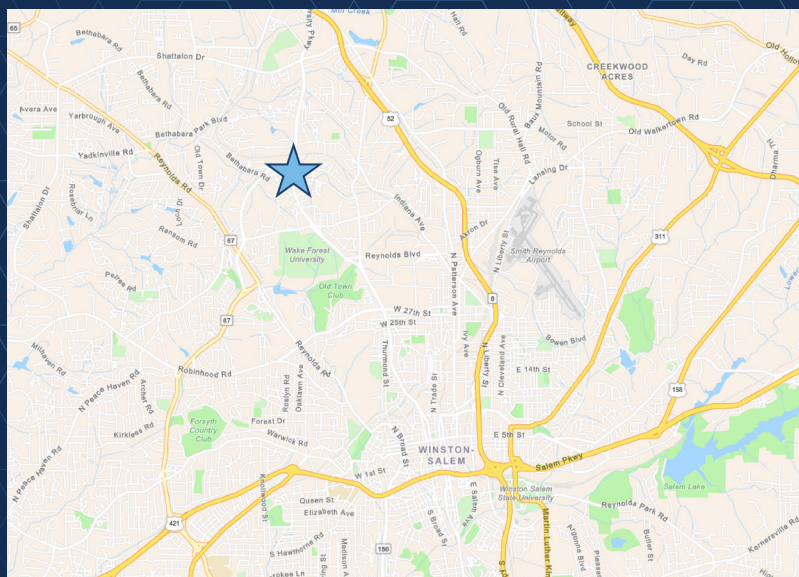


UNIVERSITY PKWY OFFICE

LOCATION					
Address	4692 Brownsboro Road			City	Winston-Salem
State	NC	Zip	27106	County	Forsyth
PROPERTY DETAILS					
Property Type	Office	Acres ±	0.45	Parking ±	Body
Office SF ±	3,622			Year Built	1982
UTILITIES					
Electrical	Duke			Sewer	Municipal
Water	Municipal			Gas	PNG
TAX INFORMATION					
Zoning	GB			Tax Block	3442
Tax PIN	6827-25-4319			Tax Lots	122D

OFFICE

FOR SALE | \$625,000



LOCATION FEATURES

- Located near the University Pkwy/North Point Blvd Intersection
- In close proximity to multiple restaurants and retailers
- 5-minute drive to Wake Forest University
- Frontage alongside University Pkwy and Brownsboro Rd.