









MILLER HATCHER
COMMERCIAL REAL ESTATE

160 CHARLOIS BLVD WINSTON-SALEM, NC | SALE/LEASE



-  Sale Price: \$1,200,000
-  Lease Rate: \$10.88 PSF, Modified Gross
-  8,000 SF Available
-  33 On-Site Parking Spaces
-  Only Minutes from Novant and Baptist Hospitals
-  Located just off Stratford Rd/Silas Creek Parkway and Business 40 Intersection



JACK STEELMAN

Office: 336.761.1130 • Cell: 336.409.0849 • Jack@millerhatcher.com

2150 Country Club Rd, Suite 230 | Winston-Salem, NC 27104 | 336.761.1130 | www.millerhatcher.com

No warranty or representation is made for the accuracy or assumptions of the information contained herein. All information is subject to omissions, errors, price changes, prior sale, and/or withdrawal without notice. No liability is assumed for any inaccuracy of the information contained herein.



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160 CHARLOIS BLVD WINSTON-SALEM, NC

LOCATION

Address	160 Charlois Blvd				
City	Winston-Salem	Zip	27103	County	Forsyth

PROPERTY DETAILS

Property Type	Office	Acres	.07	Dimensions ±	N/A
Available SqFt ±	8,000	Floors	1.5	Ceiling Height	8'
Land SqFt ±	0.7	Restrooms	4	Parking	33 Spaces
Renovated	1990	Elevator	0	Drive-ins	0
Year Built	1982	Roof	Asphalt/Rubber	Bldg Exterior	Brick

UTILITIES

Electrical	Duke Energy	Sewer/Water	City	Air	Yes
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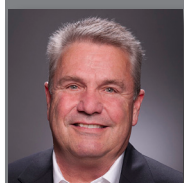
TAX INFO

Zoning	GO	Tax PIN	6815-42-7263
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PRICING

Sale Price	\$1,200,000	Lease Rt/SqFt	\$10.88	Lease Type	Modified Gross
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