



Coliseum Park Plaza
+/- 27,527 SF *Retail Space*
710-720 Coliseum Drive Winston-Salem, NC 27106



Cassie Taylor

VP of Investment Real Estate

Office: 336-733-1504 CTaylor@HubbardRealty.com



OVERVIEW



Available:

710-40 +/- 8,989 SF
Lease Rate: \$8.00/PSF

710-110 +/- 1,483 SF
Lease Rate: \$12.00/PSF

710-90 +/- 7,759 SF
Lease Rate: \$8.00/PSF

710-120 +/- 5,361 SF
Lease Rate: \$12.00/PSF

710-200 +/- 510 SF
Lease Rate: \$14.00/PSF

720-32 +/- 3,425 SF
Lease Rate: \$16.00/PSF

CAM Rate: \$2.00/PSF Estimated

Location:

710-720 Coliseum Drive Winston-Salem, NC 27106

Located on Coliseum Drive with convenient access to both University Parkway and Reynolda Road.



No warranty or representation is made to the accuracy of the information contained herein.
All information is subject to change or withdrawal. No liability is assumed for any inaccuracy of any information.



PROPERTY DETAILS

YEAR BUILT/RENOVATED:
1969/1997

BUILDING SIZE:
+/- 78,595 SF

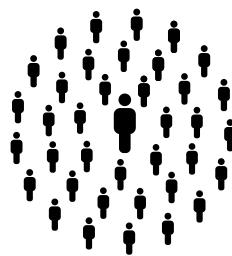
ZONING:
HB

TICAM:
\$2.00/PSF Est.

USES:
Retail, Office

This excellent, heavily trafficked location conveniently situated between high income residential and downtown offers an excellent opportunity for any business. Located on Coliseum Drive with convenient access to I-40. Tenant improvement allowance and build out negotiable on all spaces.

Demographics



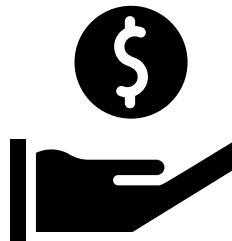
Population

1 Mile 7,538 people
3 Mile 72,971 people
5 Mile 161,656 people



Households

1 Mile 2,518
3 Mile 29,683
5 Mile 64,654



Average Household Income

1 Mile \$93,056
3 Mile \$88,118
5 Mile \$88,541

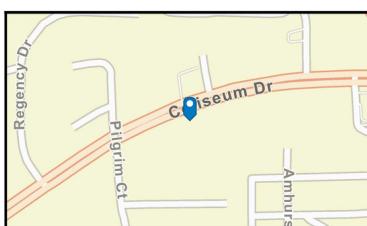
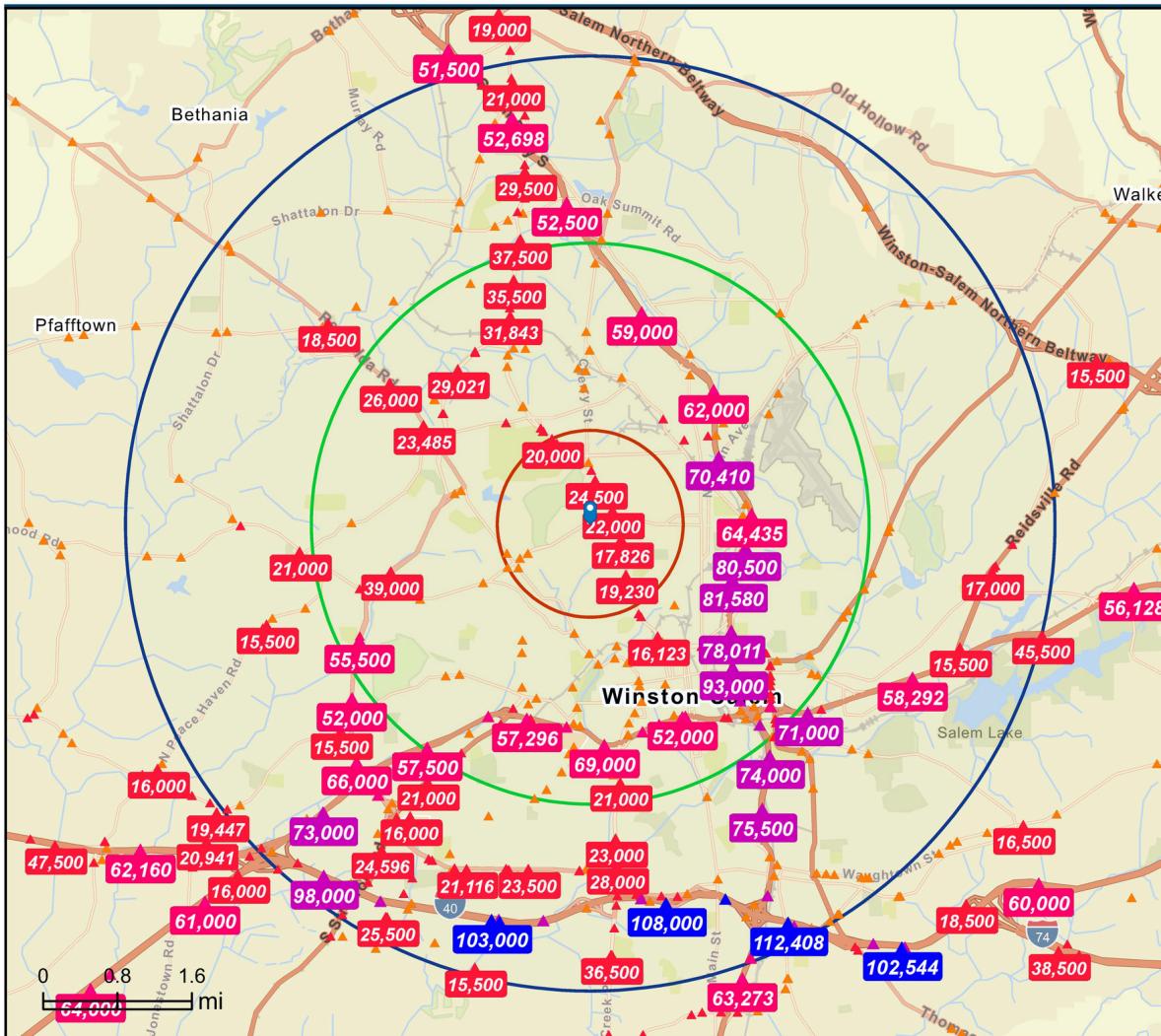


Traffic Count

24,500 +/-
vehicles per day

Demographics prepared by ESRI on 8/14/2025.

Traffic Count Map



No warranty or representation is made to the accuracy of the information contained herein.

All information is subject to change or withdrawal. No liability is assumed for any inaccuracy of any information.