

FOR LEASE

Turn-Key Endcap Restaurant Space
2,474± SF

Highwoods Square
855 Hanes Mall Blvd
Winston-Salem, NC 27103

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Turn-Key Restaurant Space For Lease

Asking Price: \$30.00psfNNN

Property: 2021 Griffith Rd #100
Winston-Salem, NC 27103

Features: Turn-key Restaurant Space
Full Commercial Kitchen
FF&E Conveys with Lease
Ample Onsite Parking
GB Zoning

Location:
Highwoods Square Shopping Center

Summary:
Located in the heart of the busiest retail corridor in Winston-Salem near the intersection of Stratford Rd & Hanes Mall Blvd.



Chrysson Brothers Realty
1045 Burke Street
Winston-Salem, NC 27101

Gabe Chrysson
Broker
336.725.8546 Office
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Highwoods Square Shopping Center





Winston-Salem

252,175
TOTAL POPULATION



147,009
POPULATION (5-MILE)



64,936
HOUSEHOLD SIZE



\$91,592
HOUSEHOLD INCOME



9.72%
POPULATION GROWTH
(2010-2022)

105,728
DAY TIME WORKERS(5-MILE)

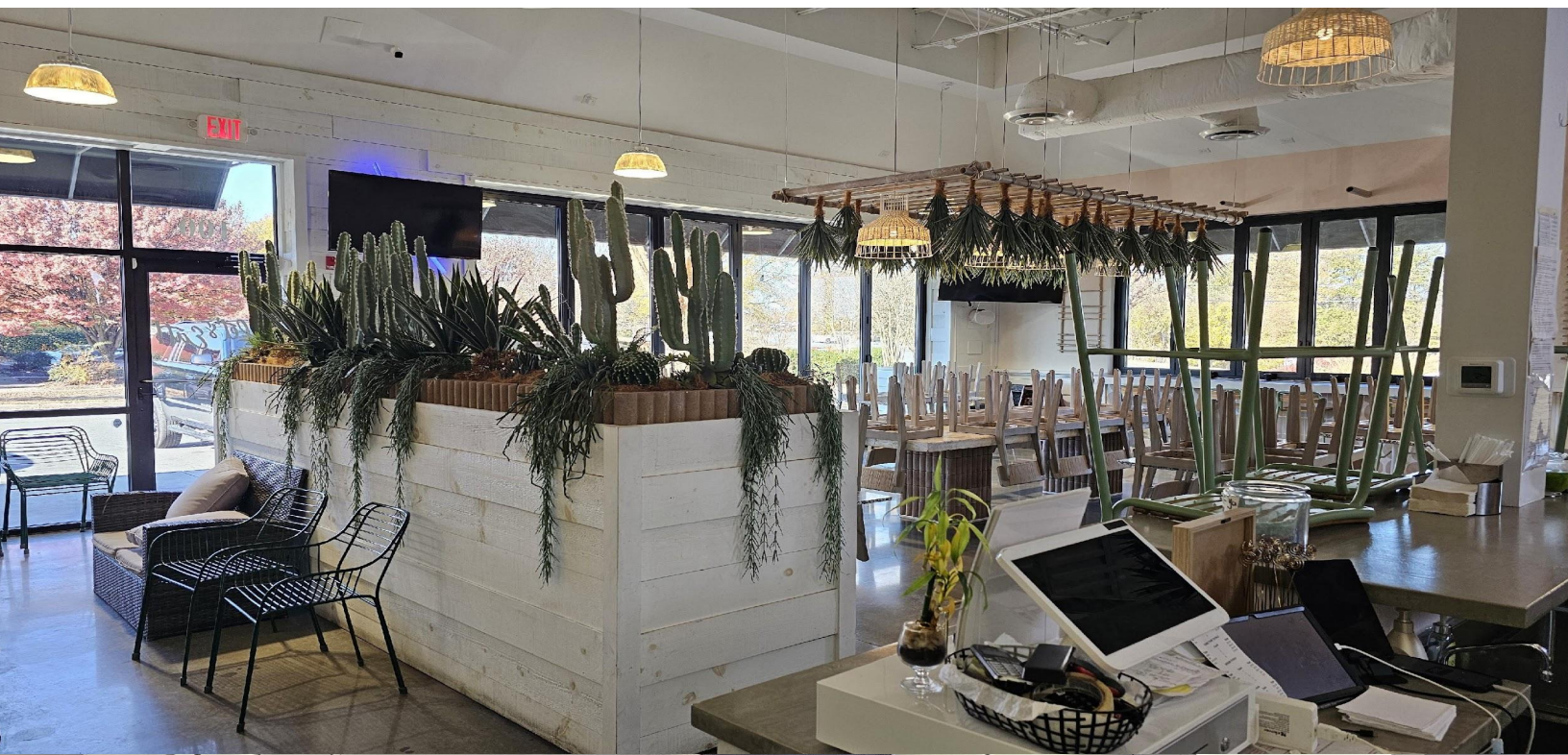


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Photos



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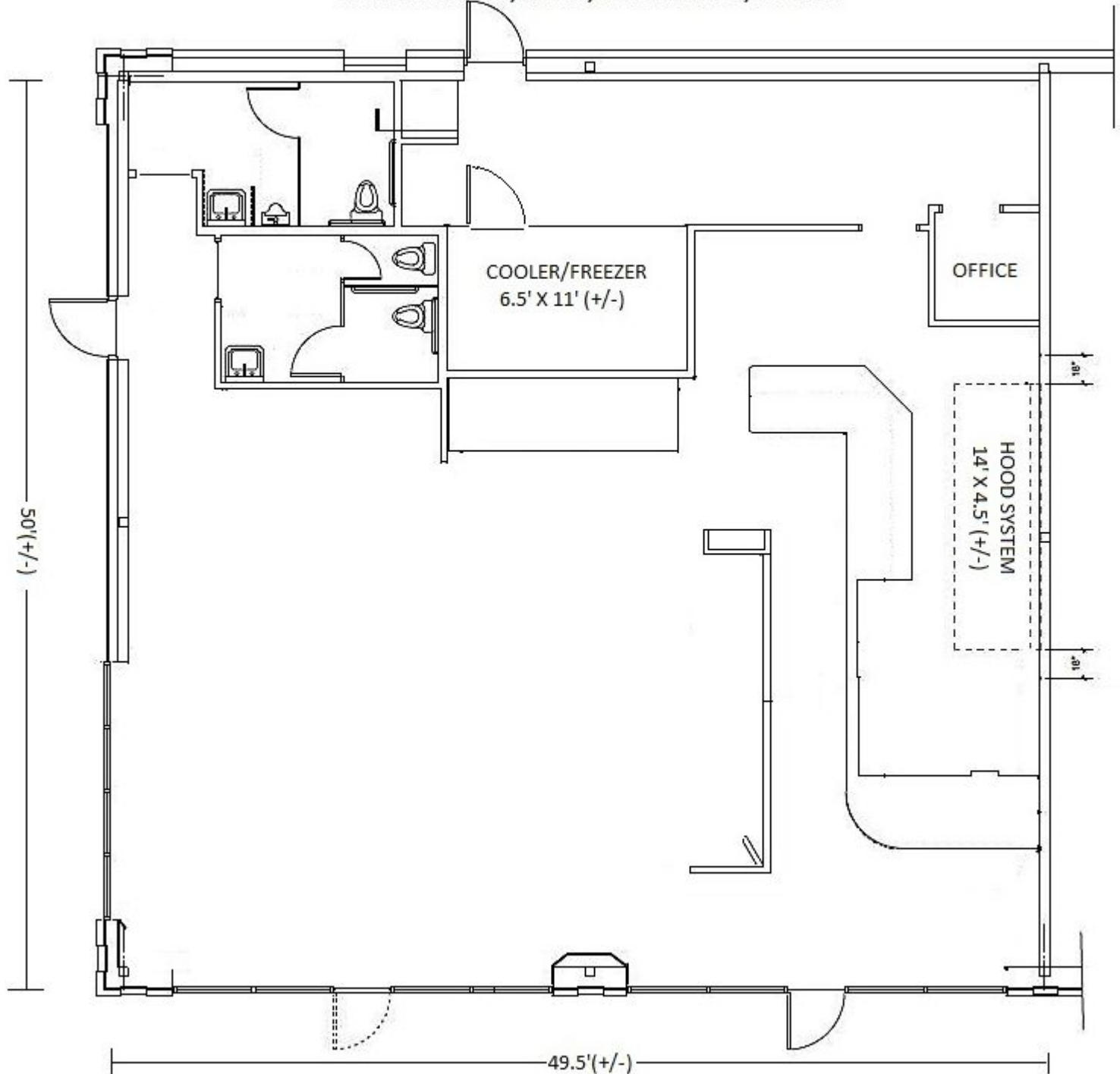
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Aerial



Floor Plan

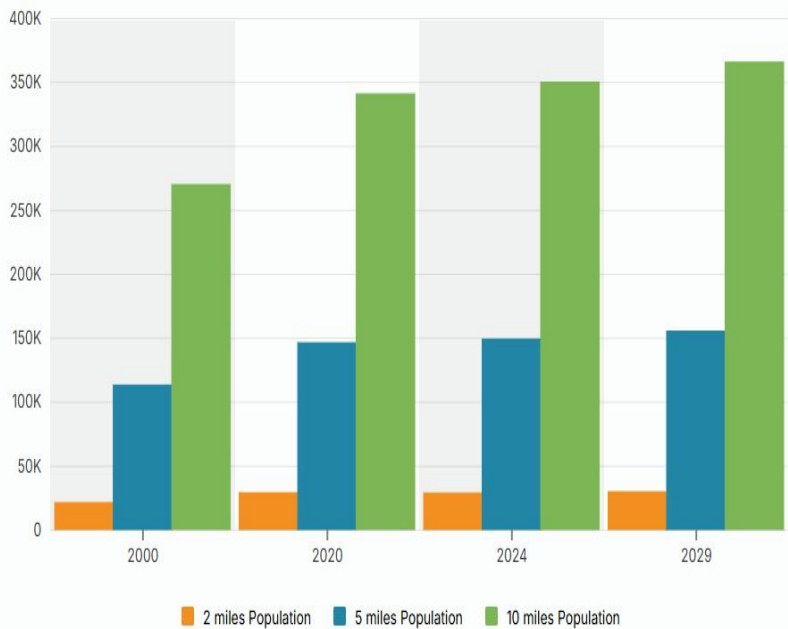
Available Space: 2,474 (+/-) SF
2021 Griffith Road, Ste 100, Winston-Salem, NC 27103



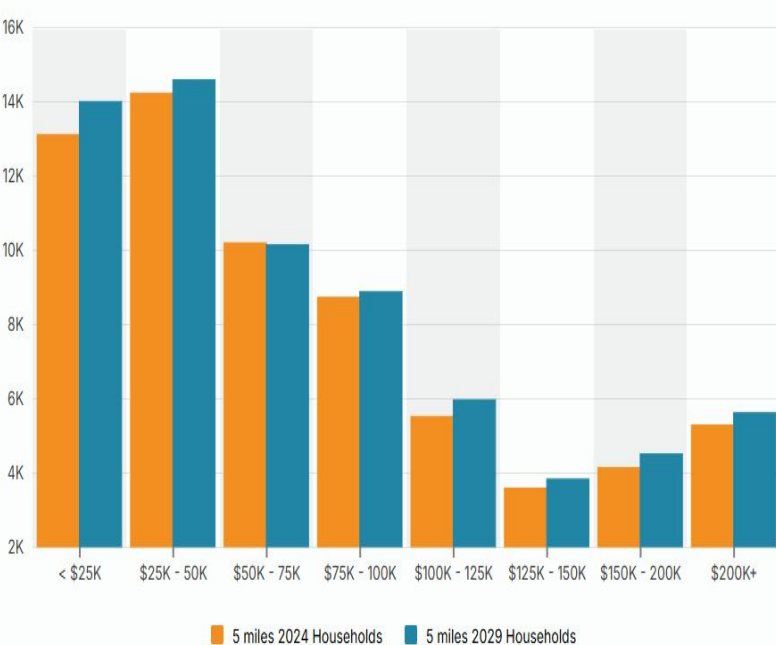
Highwoods Square Shopping Center

Demographics

Population



Household Income



Traffic

Collection Street	Cross Street	Traffic Volume	Count Year	Distance from Property
South Stratford Road	Hanes Mall Blvd NE	28,877	2025	0.13 mi
S Stratford Rd	Hanes Mall Blvd NE	29,871	2024	0.14 mi
Hanes Mall Blvd	S Stratford Rd SE	29,816	2024	0.17 mi
US 158	Hanes Mall Blvd	39,313	2024	0.19 mi
South Stratford Road	Hanes Mall Blvd	37,339	2025	0.19 mi
Burke Mill Road	Van Buren St NE	8,599	2025	0.20 mi
Stratford Green Ct	Stratford Green Ln W	5,457	2025	0.21 mi
Burke Mill Road	-	8,740	2024	0.23 mi
Hanes Mall Boulevard	-	31,063	2025	0.25 mi
Hanes Mall Boulevard	S Stratford Rd SE	29,218	2025	0.27 mi

All information provided herein is from sources deemed reliable. However, all information is subject to verification.



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