

4721 Country Club Road

Winston-Salem, NC

±2,885 SF

SPACE AVAILABLE FOR LEASE

Hubbard
COMMERCIAL



AVAILABLE:

± 2,885 SF

USES / ZONING:

LO-S (Professional Office; Offices, Miscellaneous; Medical and Surgical Offices; and Neighborhood Organization) - see WS/FC-UDO

SURROUNDING BUSINESSES:

Vineyard Plaza Shopping Center, Salem Gymnastics, Forsyth Humane Society, Winston-Salem Fire Department, First Horizon Bank, Country Club Commons Medical Plaza

LOCATION:

4721 Country Club Road Ste. 110, Winston-Salem, NC.
Located at the intersection with Queensbury Road.

SUMMARY:

New Construction. Desirable location for any office or medical office use. Currently unfinished space with upfit allowance negotiable

LEASE RATE:

\$12.00 PSF for Shell Space / Tenant upfit allowance TBD

HUBBARD COMMERCIAL

1598 WESTBROOK PLAZA DR., SUITE 200
WINSTON-SALEM, NC 27103
www.hubbardcommercial.com

CASSIE TAYLOR

Property Manager
336.733.1504 Office
ctaylor@hubbardcommercial.com

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.

OVERVIEW

YEAR BUILT:

2020

LOT SIZE:

0.52 acres

CONDITION:

New

AVAILABLE:

Now

PROPERTY INFO:

New construction

Great visibility

Signage available

23 parking spaces

± 5,485 SF building

Traffic Map Count— 23,500

Lot Size: 22,651 SF



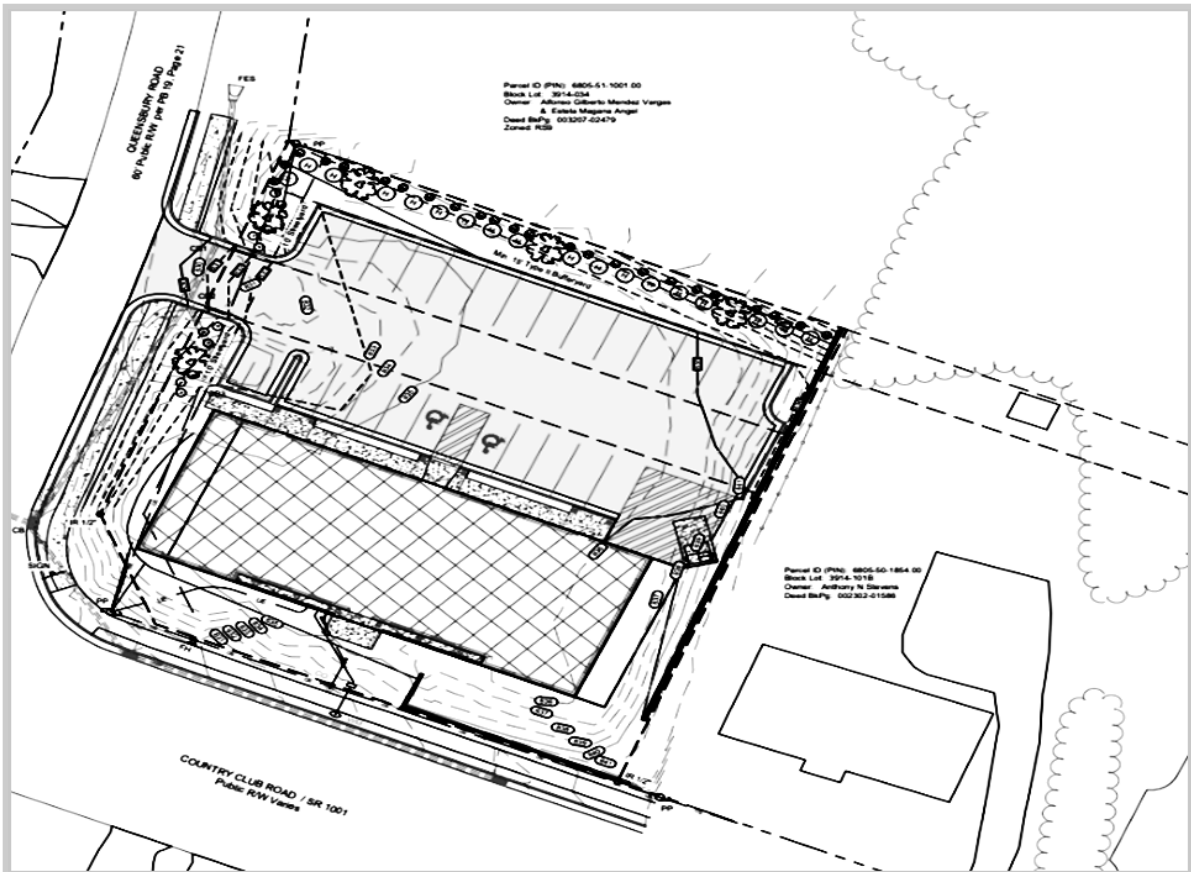
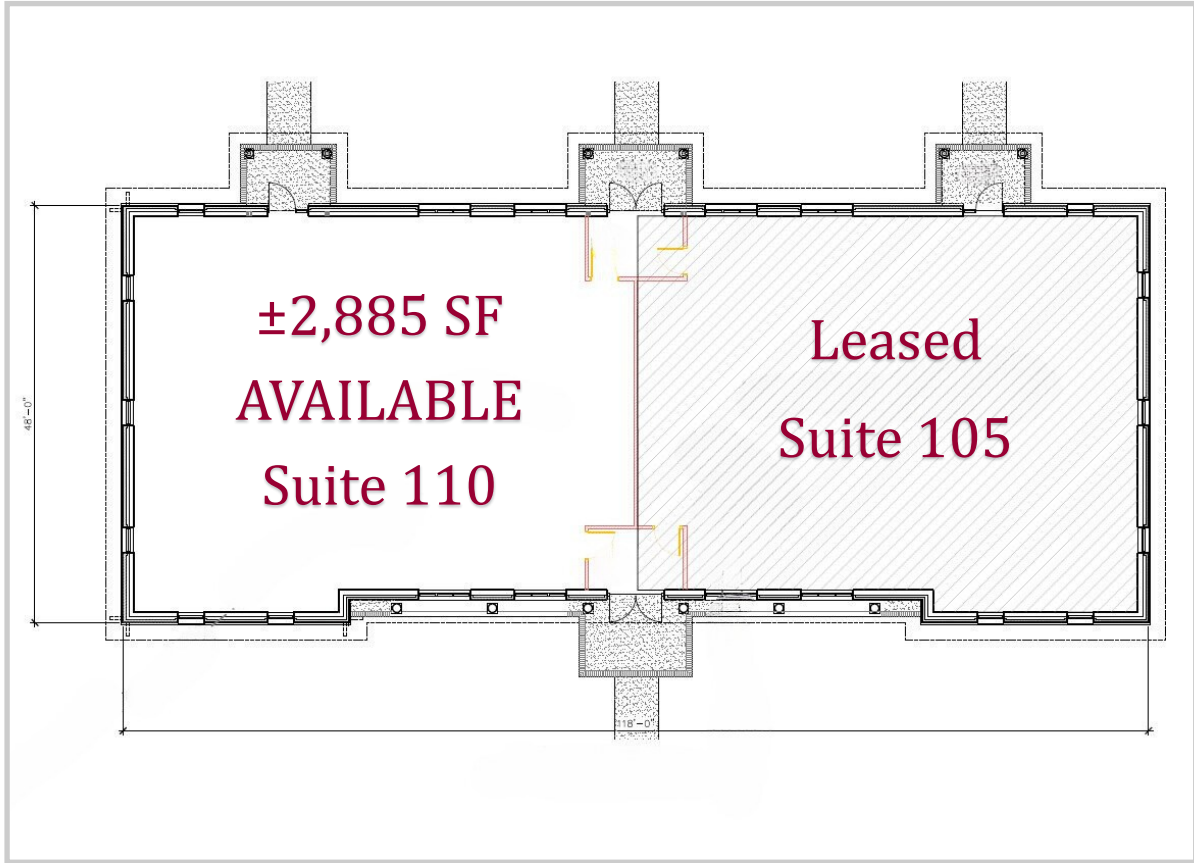
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1598 Westbrook Plaza Dr. Suite 200 | Winston-Salem, North Carolina 27103 | 336.733.1504 | www.hubbardcommercial.com

FLOOR PLAN

Entrance from Queensbury Rd.



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DEMOGRAPHICS



Population

1 Mile	10,090 people
3 Mile	53,454 people
5 Mile	133,847 people



Households

1 Mile	5,060
3 Mile	23,781
5 Mile	57,556



Traffic Count

23,500 vehicles per day



Average Household Income

1 Mile	\$62,895
3 Mile	\$93,286
5 Mile	\$90,416