

400 W FOURTH

TWIN CITY LOFTS



3,060 SF RETAIL SPACE OPPORTUNITY IN DOWNTOWN WINSTON-SALEM



KANE WILKERSON

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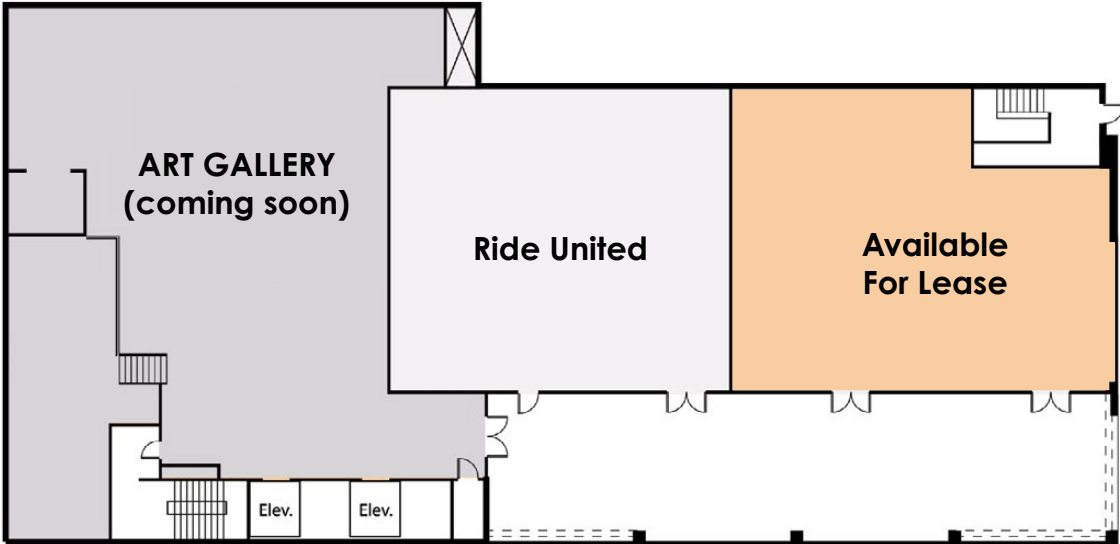
Kane@parks-companies.com

SPACE AVAILABLE FOR LEASE

Address:	400 W. Fourth Street, Winston-Salem, NC 27101
Usage:	Retail / Restaurant / Creative use / Office
Lease Rate	\$25.00 Per Rentable Square Feet
Lease Type	NNN
Zoning	CB WO



Covered outdoor patio

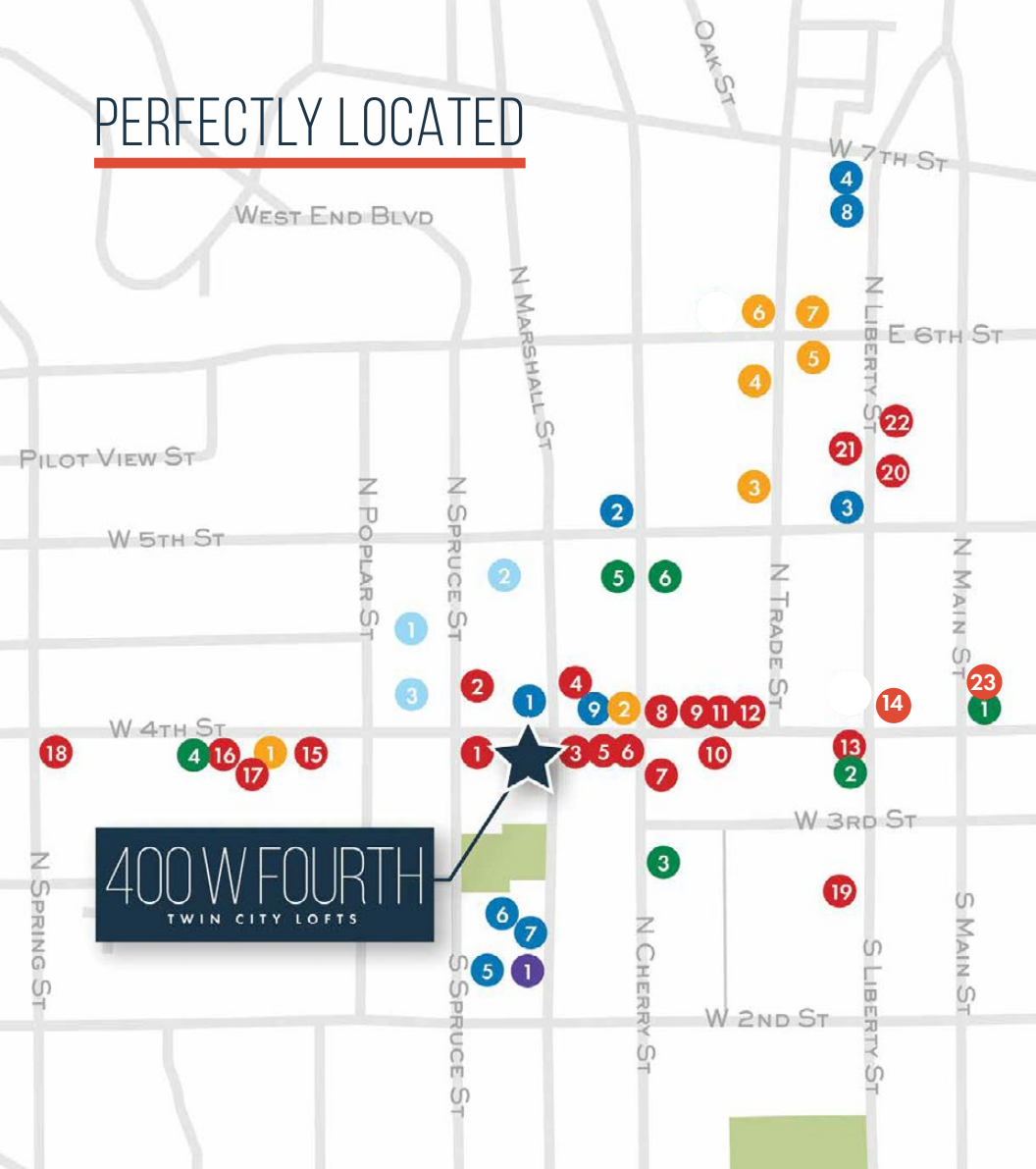


W 4TH STREET

MARSHALL STREET



PERFECTLY LOCATED



Food & Drinks

1. Young Cardinal Cafe and Co.
2. Jugo Bar Juice Lab
3. Mellow Mushroom
4. Jeffrey Adams on Fourth
5. Camino Bakery
6. Oh' Calcutta
7. Sassy Baker
8. Jimmy John's
9. Downtown Thai & Pho
10. Xcaret
11. Thirsty Pallet
12. Hungry Palate Bar & Grill
13. Sir Winston Wine Loft
14. Downtown Deli and Cafe
15. Chill Nitro
16. Foothills Brewpub
17. Footnote Coffee
18. Quanto Basta Italian Eatery
19. Thai Harmony
20. Trophy Room Bourbon Bar
21. Toasted
22. Twisted Pine
23. The Katharine Brasserie & Bar

Hotels

1. Kimpton Cardinal Hotel
2. Hotel Indigo
3. Hampton Inn & Suites
4. Courtyard by Marriott
5. Embassy Suites by Hilton
6. Winston-Salem Marriott

Arts & Event Spaces

1. Stevens Center Concert Hall
2. Benton Convention Center
3. Millennium Center

ABOUT

Situated in the heart of downtown Winston-Salem, the Twin City Lofts presents an outstanding opportunity to lease prime, storefront creative use, retail/restaurant or office space. Located on one of the City's busiest corners (Fourth & Marshall Street), this mixed use building features a covered patio, high ceilings with excellent visibility and signage opportunities.

OUR STORY

Originally the site of the historic Twin City Club, this adaptive redevelopment is comprised of 70,000 square feet of luxury/industrial condominiums and mixed use retail space. The \$10-million-dollar project completed in 2017, featured ex-pansive windows, a top floor penthouse, rooftop terrace, exposed ceilings and modern architectural elements. Today, all 18 luxury loft/condominiums have sold. The available retail space offers businesses and entrepreneurs alike a chance to join current commercial tenants Ride United and a new Art Gallery concept coming in the Spring of 2026. Neighboring attractions include some of the area's most popular restaurants, hotels, pubs and breweries while sitting between the Winston Square Park Amphitheater & renowned performance arts venue, the Stevens Center.

1918



Today



Retail Shops

4. AFAS Center for the Arts
5. Hanesbrands Theatre
6. Milton Rhodes Center for the Arts
7. Sawtooth School for Visual Art
8. Activity on the Green
9. a/perture cinema
1. Design Archives Vintage
2. Washington Perk & Provisions
3. Mast General Store
4. Visual Index Gallery
5. Salem Organic Supply
6. Delurk Gallery
7. Piedmont Craftsmen Gallery

Schools

1. Sawtooth School for Visual Art

Recent Developments

1. 500 W. 5th
2. Sentinel Commons
3. Link Apartments

DOWNTOWN WINSTON-SALEM

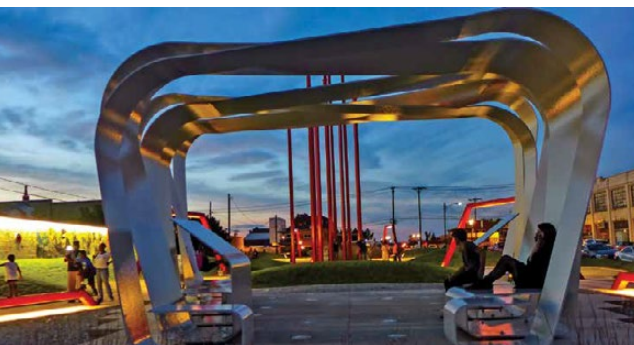


LOCATION HIGHLIGHTS

- Epicenter of Winston-Salem along core downtown street
- Directly across the street from the Stevens Center - the primary performance venue in downtown and operated by the University of North Carolina School of the Arts. (currently under \$70,000,000+ worth of extensive renovations)

POPULAR EVENTS AND ACTIVITIES

- USA Cycling Pro-Road Tour bicycle race - The Winston-Salem Classic
- Bailey Park Blues and Bluegrass Festival
- Artivity on the Green
- The River Run Film Festival
- The National Black Theatre Festival



AREA GROWTH

Our available commercial suite is within blocks of major downtown Winston-Salem development projects. The recent redevelopment of 500 W. 5th includes 18 floors of office and mixed-use space. The Sentinel Commons office building is now fully leased, highlighted by the addition of TownBank this past fall, underscoring strong demand for well-located downtown office space. A 224-unit apartment community, Link Apartments, has opened nearby, adding significant residential demand. Additionally, the historic Stevens Center is currently closed for a comprehensive multi-phase renovation that is modernizing the lobby, exterior, and performance spaces and expanding its capacity as a cultural anchor in the Arts District.

SPACE DETAILS

W 4TH ST

SIGNAGE
HERE

Available
For Lease

Ride
United

ART GALLERY
(coming soon)

MELLOW
MUSHROOM

MARSHALL ST

HIGHLIGHTS

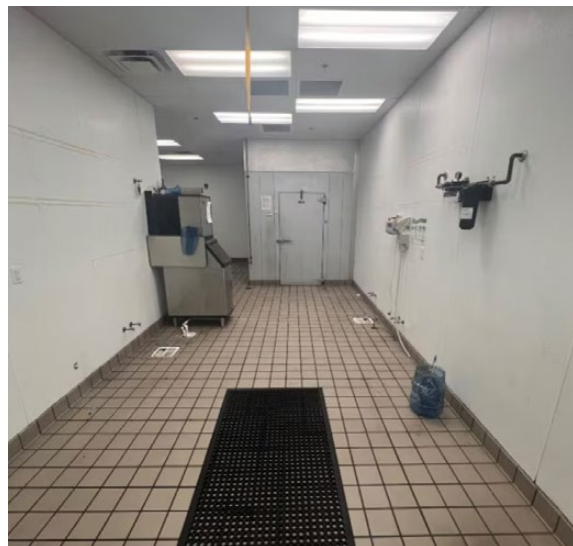
- Covered outdoor patio
- Retail, restaurant and office use accepted
- Corner Unit
- Signage opportunity available
- Includes:
 - » Two ADA compliant restrooms
 - » Wrap around bar
 - » Beverage taps
 - » Walk in cooler



PHOTOGRAPHY



Covered outdoor patio





CONTACT

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