



147 S. CHERRY STREET, SUITE 200 | WINSTON-SALEM, NC 27101 | P 336.722.1986 | F 336.723.3173 | MERIDIANREALTY.COM

Class A Office

# 540 N. Trade Street

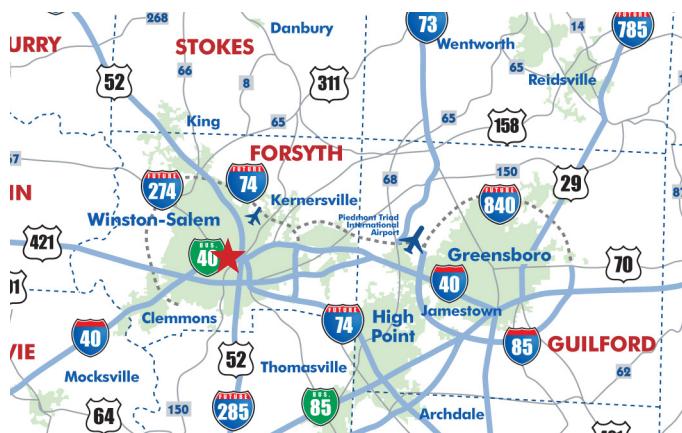
Winston-Salem, NC 27101



Become part of Traders Row, a LEED Certified Class A Mixed Use Property in the heart of downtown Winston-Salem in the Arts District and adjoins Innovation Quarter.

Available on the first and second floors is 12,234± SF of office space. First floor is 2,199± SF. Second floor is 10,035± SF. Can be leased separately.

Parking on street, and in adjacent deck.

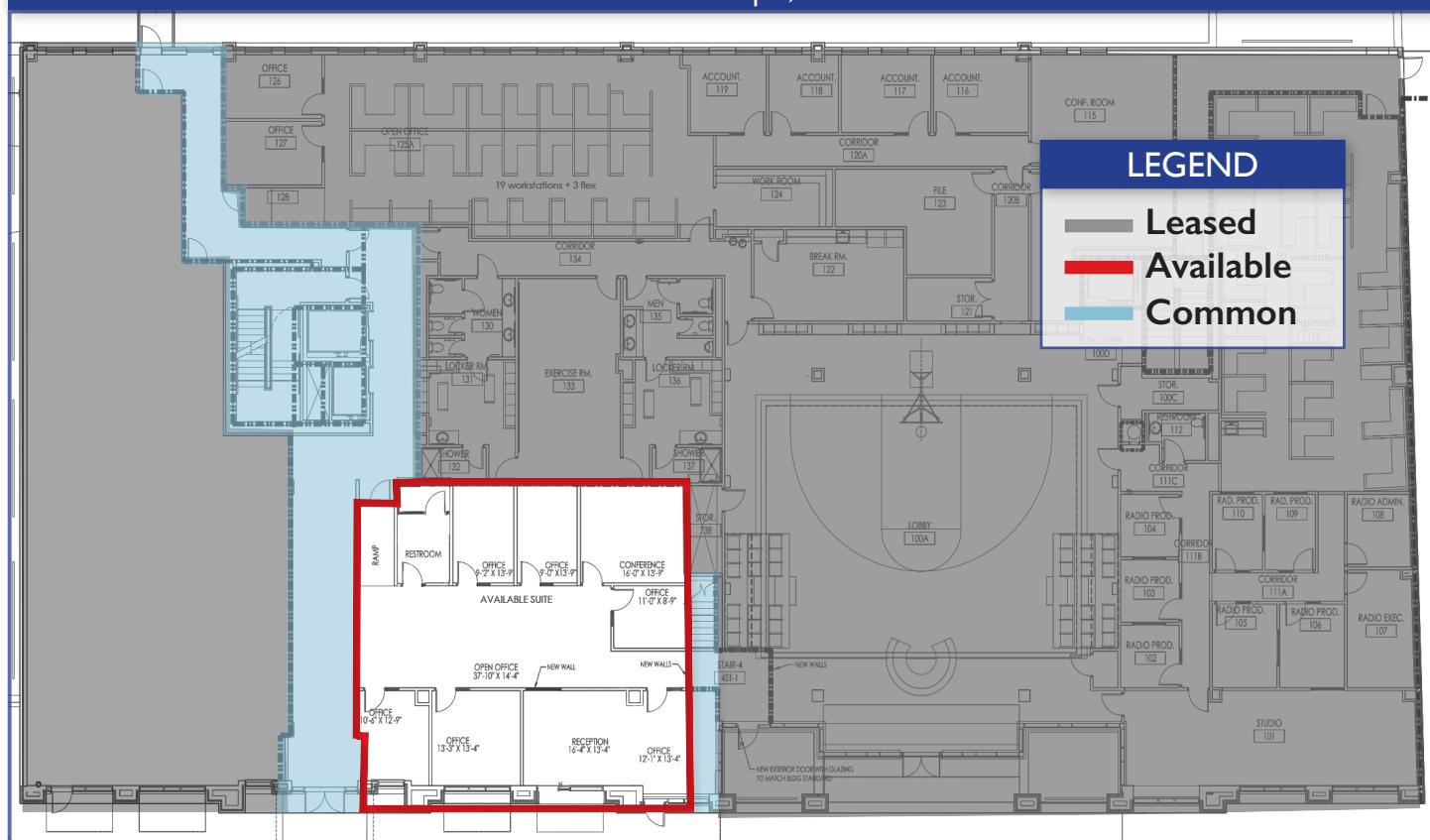


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**FOR LEASE: \$21 PSF**



PHOTOS



540 N Trade Street | Winston-Salem, NC 27101

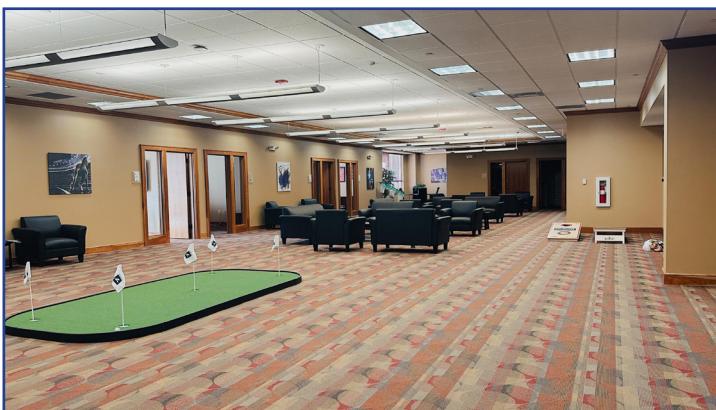
SECOND FLOOR | 10,035± SF



### LEGEND

- Leased
- Available
- Common

### PHOTOS



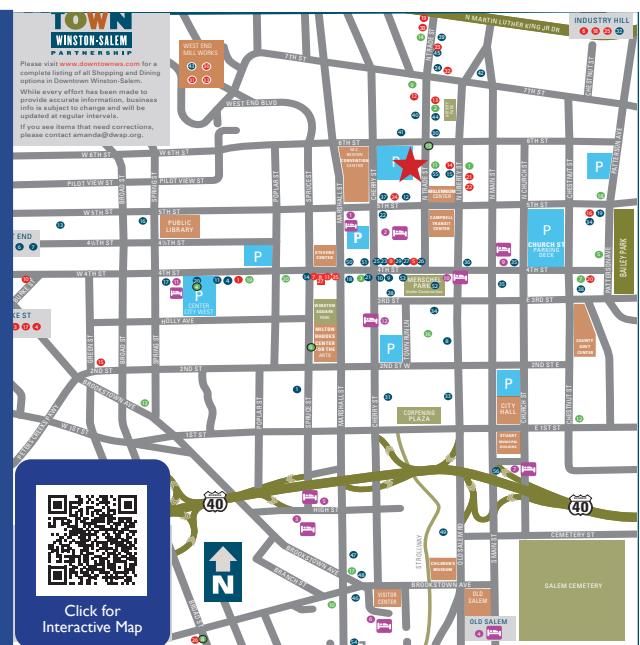
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## DOWNTOWN AERIAL



## Property Details

- 2,199± RSF | First Floor
- 10,035± RSF | Second Floor
- Class A Office
- Great location in downtown Winston-Salem
- Attached to 720 space parking deck
- Modern upfits with attractive common spaces
- LEED Certified
- For Lease: \$21 PSF Gross (Tenant pays janitorial)
- Located in desirable Arts District



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