

4211 INDIANA AVENUE - WINSTON-SALEM, NC

INDUSTRIAL/FLEX PROPERTY FOR LEASE



4211 INDIANA AVENUE
WINSTON-SALEM, NC 27105

PROPERTY DESCRIPTION

Discover a versatile \pm 6,000 SF flex building situated on a generous 2.42-acre lot, ideal for a wide range of uses. The building features a practical two-story layout, with one dock door and one drive in, allowing ample room for office, warehouse or showroom needs. Located within Highway Business zoning, this property offers exceptional flexibility for businesses seeking a blend of warehouse functionality and professional workspace. Additional fenced in parking is available for \$1,000/month.

OFFERING SUMMARY

Lease Rate:	\$9.50 SF/yr (MG)
Lot Size:	2.42 Acres
Building Size:	\pm 6,000 SF

Taryne Seatz

828.406.6858
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Katie Hayes

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Linville | Team Partners
COMMERCIAL REAL ESTATE

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Additional fenced parking outlined in white is available for \$1,000/month

Google

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LOCATION INFORMATION

Street Address	4211 Indiana Avenue
City, State, Zip	Winston-Salem, NC 27105

PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Flex Space
Zoning	HB
Lot Size	2.42 Acres
Building Size	±6,000 SF
Number of Dock High Doors	1
Number of Drive in Bays	1
First Floor Ceiling Height	17 ft
Second Floor Minimum Ceiling Height	10 ft
Number of Floors	2
Parking Type	Surface



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