



M E R I D I A N

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

4,643-9,795± Downtown Office

635 W. Fourth Street
Winston-Salem, NC 27101



Excellent opportunity to lease downtown office space. 11 parking spaces on site, additional free parking possible, and two parking decks adjacent to building. Conveniently located within easy walking distance to restaurants, retail, and amenities.

For more information:

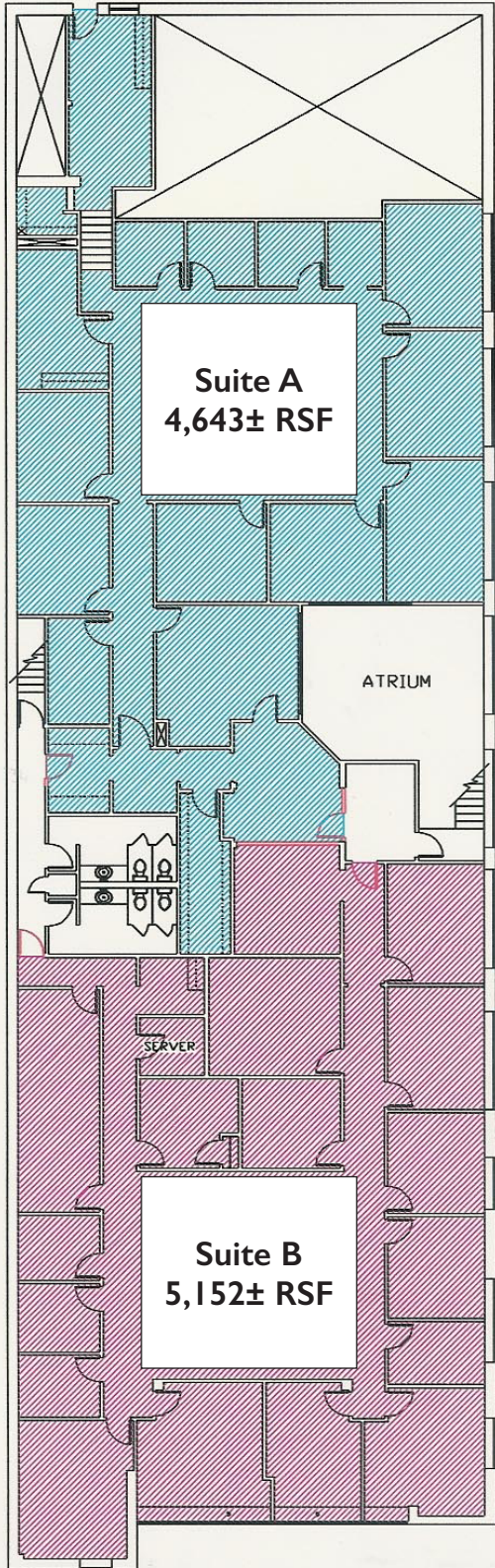
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FOR LEASE: \$12.00 PSF GROSS

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Floor Plan

4 1/2 STREET



Suite A
4,643± RSF

ATRIUM

Suite B
5,152± RSF

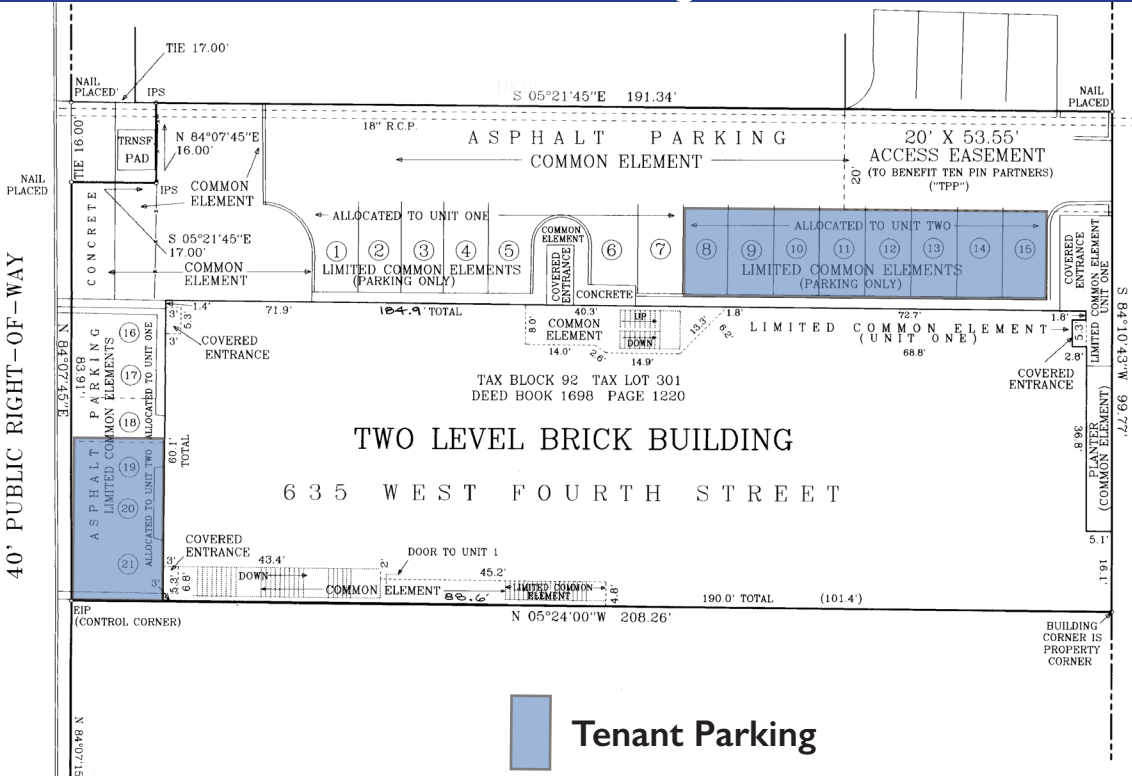
635 WEST FOURTH STREET
ALEXANDER COOK & CO., INC.
PROPOSED SUITES FLOORPLAN

Interior Images



Parking

FOUR AND 1/2TH STREET
40' PUBLIC RIGHT-OF-WAY



FOURTH STREET
72' PUBLIC RIGHT-OF-WAY

 Tenant Parking



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Highlights



- 9,795 ± Total SF
- 4,643± RSF – Suite A
- 5,152± RSF – Suite B
- Second Floor
- Ample Parking
- Walking distance to downtown amenities
- Lease Rate: \$12.00 PSF



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