

±4.31 ACRES FOR SALE

BARNES ROAD, WINSTON-SALEM, NC 27107

Linville | Team Partners

COMMERCIAL REAL ESTATE



PROPERTY HIGHLIGHTS

PROPERTY TYPE	Land, Development
ACRES ±	4.31
SALE PRICE	\$350,000

DESCRIPTION

±4.31 acres with great visibility and connectivity located at S. Main Street and Barnes Road (12,000 VPD). Directly at the on-ramp to US Highway 52 (36,000 VPD). Zoned Highway Business, this allows for a wide range of uses. Perfect location for industrial outdoor storage, trailer repair, parking, and a variety of other uses.

KEY FACTS

96,147

Population

37.5

Median Age



Average Household Size

\$72,924

2022 Average Household Income

BUSINESS



2,255

Total Businesses



25,547

Total Employees

*based on a 5 mile radius

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SITE OPTION 1



SITE OPTION 2



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WINSTON-SALEM NORTHERN BELTWAY

The N.C. Department of Transportation is building a multi-lane freeway that loops around the northern part of Winston-Salem. The 34.5-mile Winston-Salem Northern Beltway will begin at U.S. 158 southwest of Winston-Salem and end at I-74 southeast of the city.

Over 100,000 vehicles and trucks travel through the area every day, which is more traffic than the roadways in the area are designed to handle. The Winston-Salem Northern Beltway will help alleviate traffic congestion and improve safety along heavily traveled routes in Forsyth County, including U.S. 421/Salem Parkway and U.S. 52.



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DISTANCE FROM AIRPORTS

27 MILES

FROM PIEDMONT TRIAD
INTERNATIONAL AIRPORT

77 MILES

FROM CHARLOTTE-DOUGLAS
INTERNATIONAL AIRPORT

96 MILES

FROM RALEIGH-DURHAM
INTERNATIONAL AIRPORT

PROPERTY INFORMATION

PROPERTY TYPE	Land, Development	PROPERTY SUBTYPE	Industrial
ACRES ±	4.31	TAX PIN	6832-56-1807
ZONING	HB		

PRICING & TERMS

SALE PRICE	\$350,000
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