

4898 McCracken Rd

Kernersville, NC 27284

34,080± SF of Industrial Space Available for Lease in Kernersville



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For Lease

Property Overview

Strategically positioned at 4898 McCracken Road, this industrial facility offers easy access to major highways including Highway 66, US-158, US-421, US-150, I-74, US-311 and I-40. Just minutes from the new Winston-Salem Northern Beltway, the property provides seamless connectivity to Winston-Salem, Greensboro, and surrounding markets. Nearby amenities include Union Cross Station, Walmart Neighborhood Market, Union Cross Park, and a variety of dining and retail options in Downtown Kernersville.

- + **Total Building:** 34,080± SF
- + **Warehouse SF:** 31,768± SF
- + **Office SF:** 2,312± SF
- + **Site Size:** 3.91± Acres
- + **Zoning:** CI (Commercial Industrial)
- + **Year Built:** 1971
- + **Ceiling Height:** 18' - 22'
- + **Dock High Doors:** 10
- + **Drive-In Doors:** 1
- + **Sprinkler System:** Dry in warehouse
- + **Storage:** Industrial outside storage
- + **Lease Rate:** \$5.85/SF (NNN)
- + **Taxes & Insurance:** Approximately \$1.35/SF
- + Easy access to Highway 66, US-158, US-421, US-150, I-74, US-311 and I-40
- + Close proximity to the new Winston-Salem Northern Beltway with easy access to Winston-Salem and Greensboro



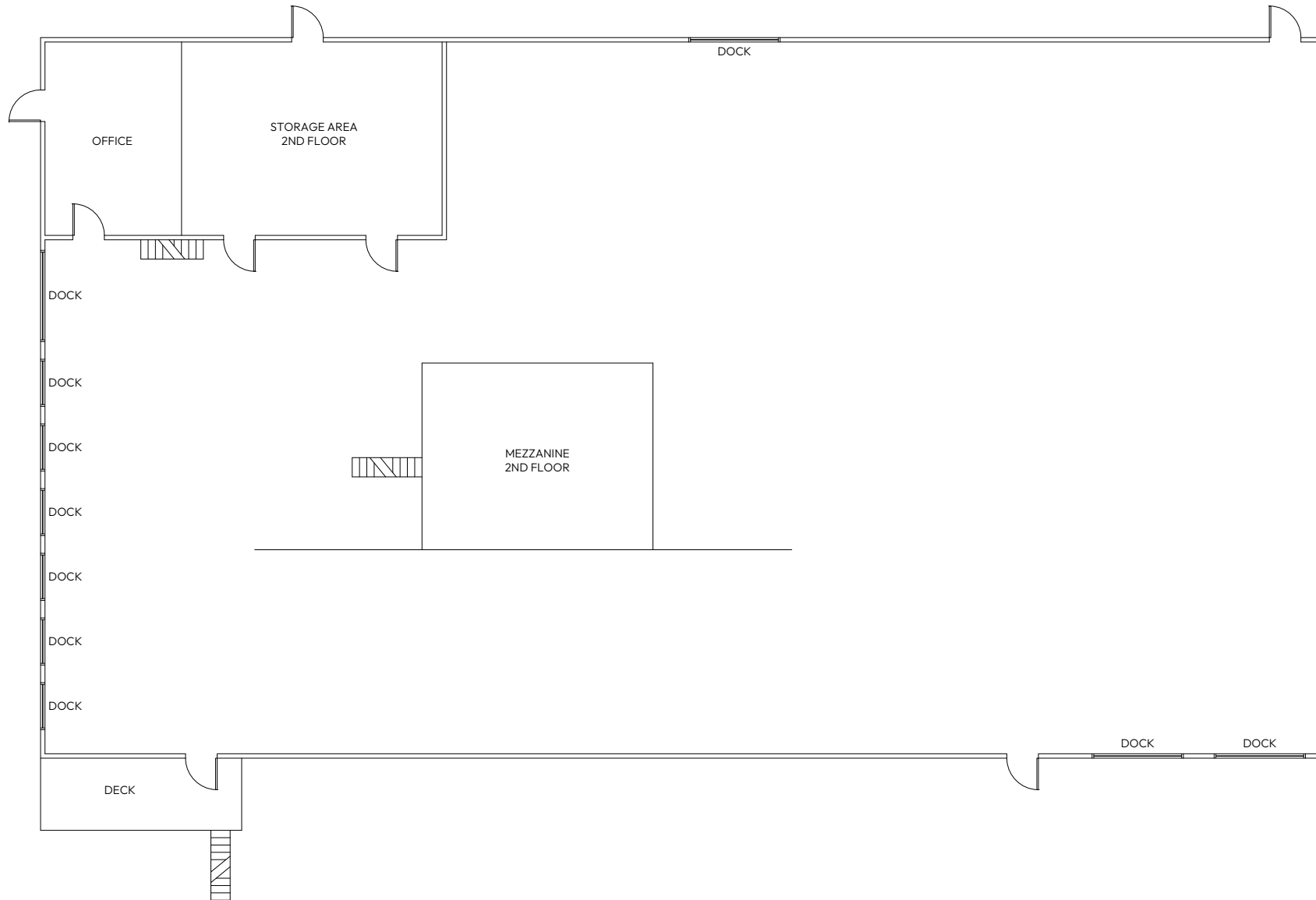
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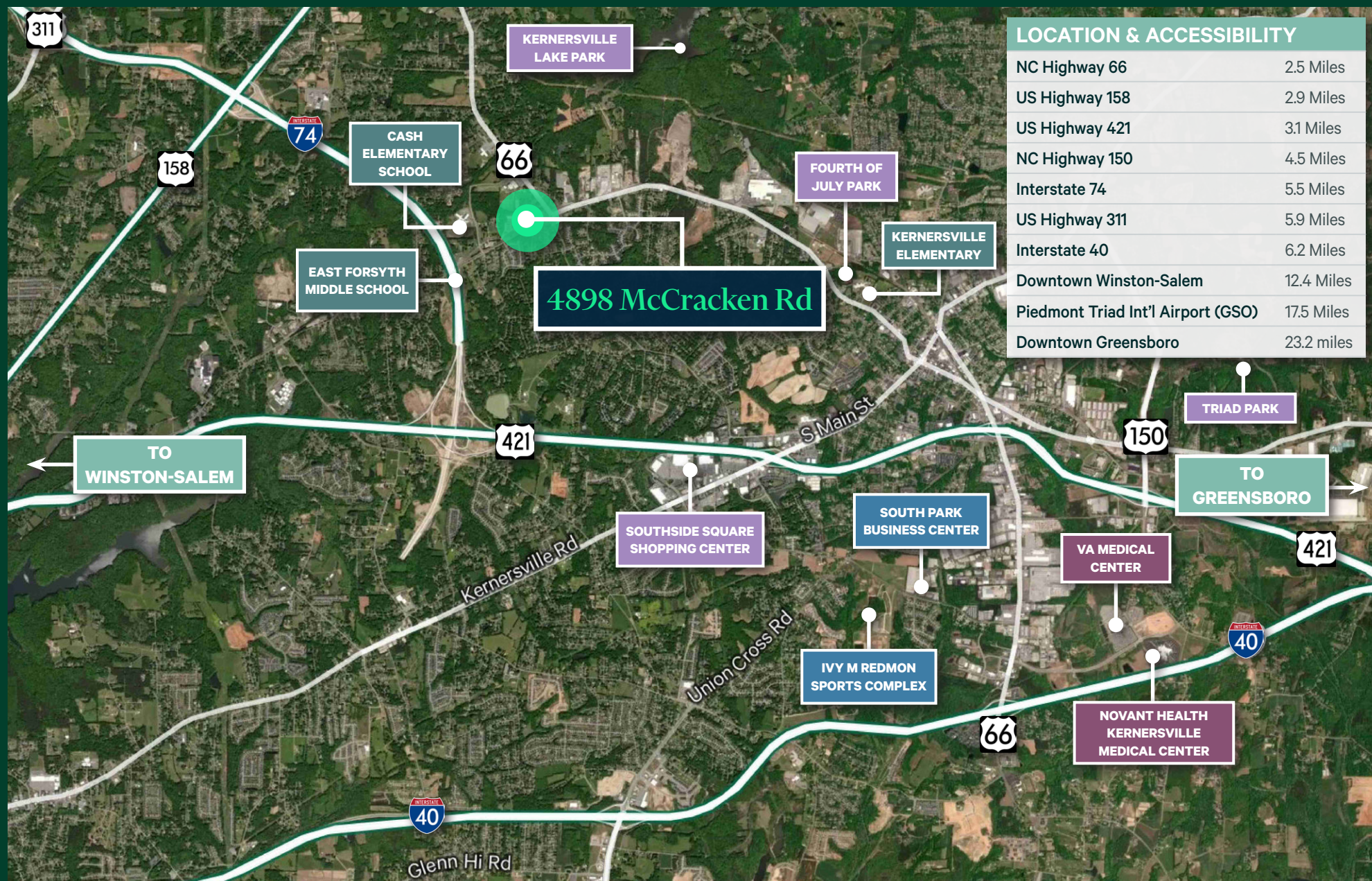
Photo Gallery



Floor Plan



Location Overview



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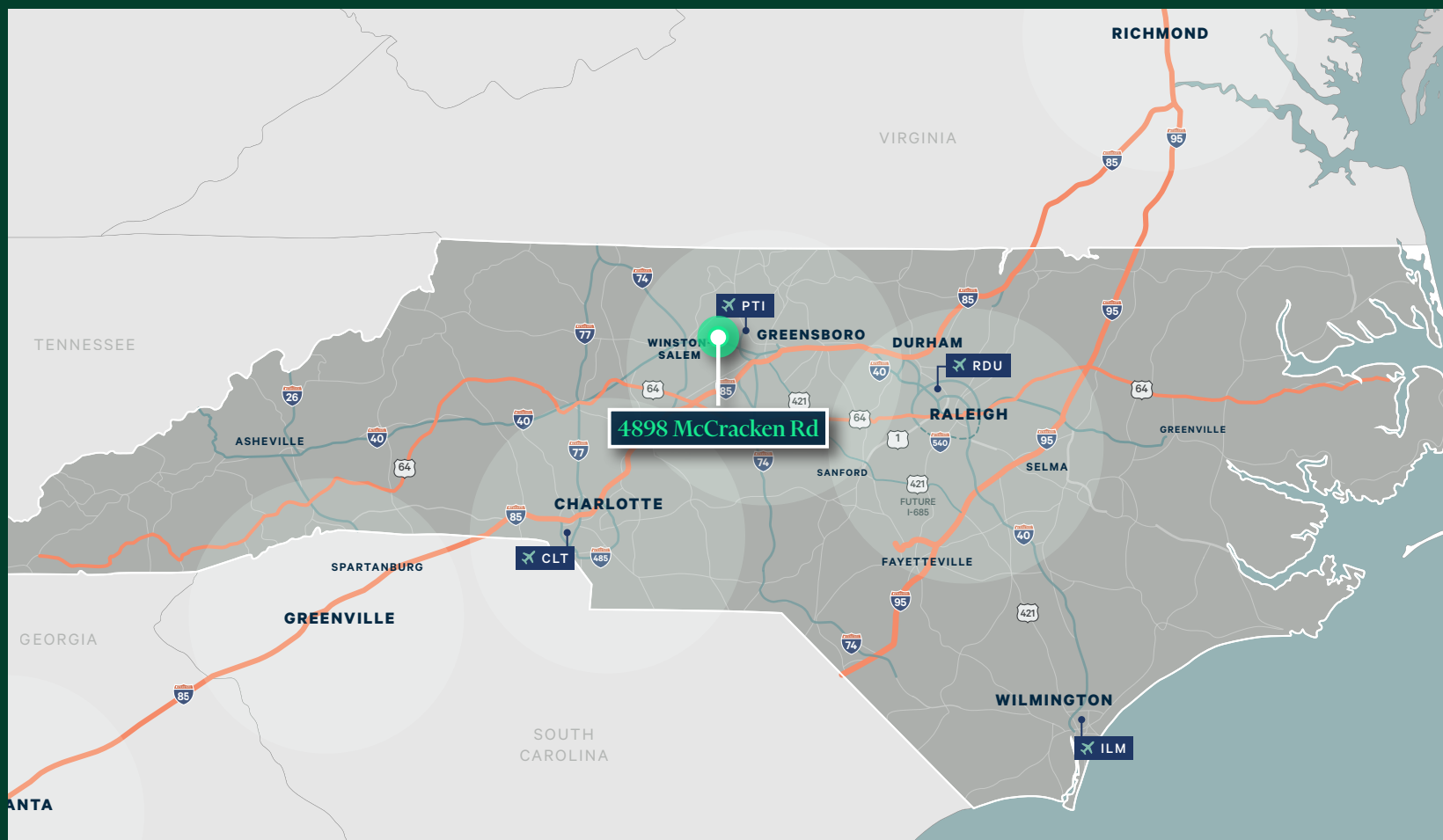
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