

AVAILABLE
FOR LEASE

861 Old Winston Road

KERNERSVILLE, NC
27284



TRIAD
COMMERCIAL
PROPERTIES

For Marketing Information, Contact:

Ryan Gioffre, 336-668-9999, Ext. 127 | Email Ryan@TriadCommercial.com

Kevin Kemp, 336-668-9999, Ext. 107 | Email Kevin@TriadCommercial.com

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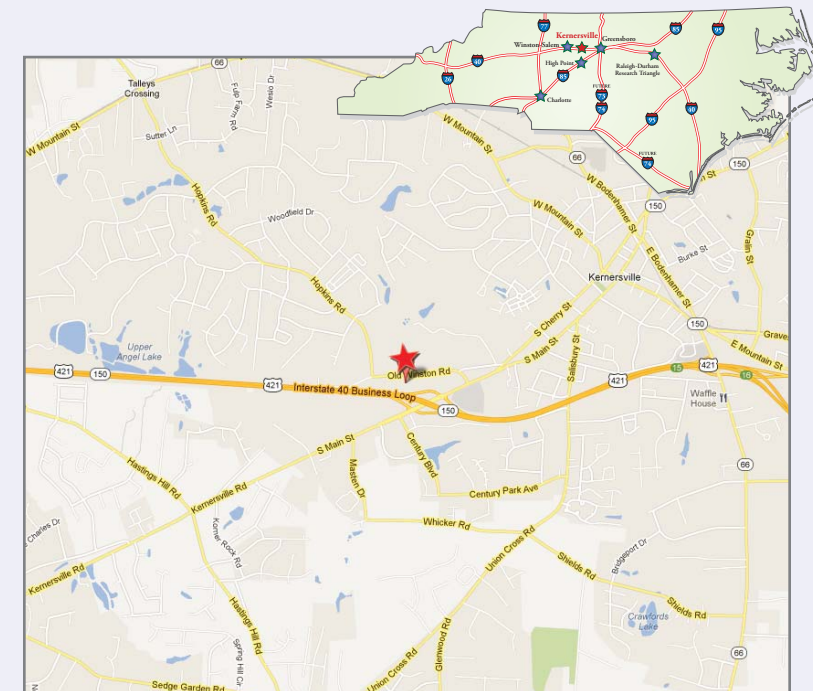
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Property Information / Highlights

- Up to 11,766 RSF available for lease
- Finished medical office and shell space available for lease
- Flexible floorplans with excellent patient flow
- Convenient 1st floor patient / client access
- Ample parking
- Located immediately off of Business I-40 / Hwy. 421 / US 150
- Monument signage available
- Travel time from Greensboro and Winston-Salem - 17 min.



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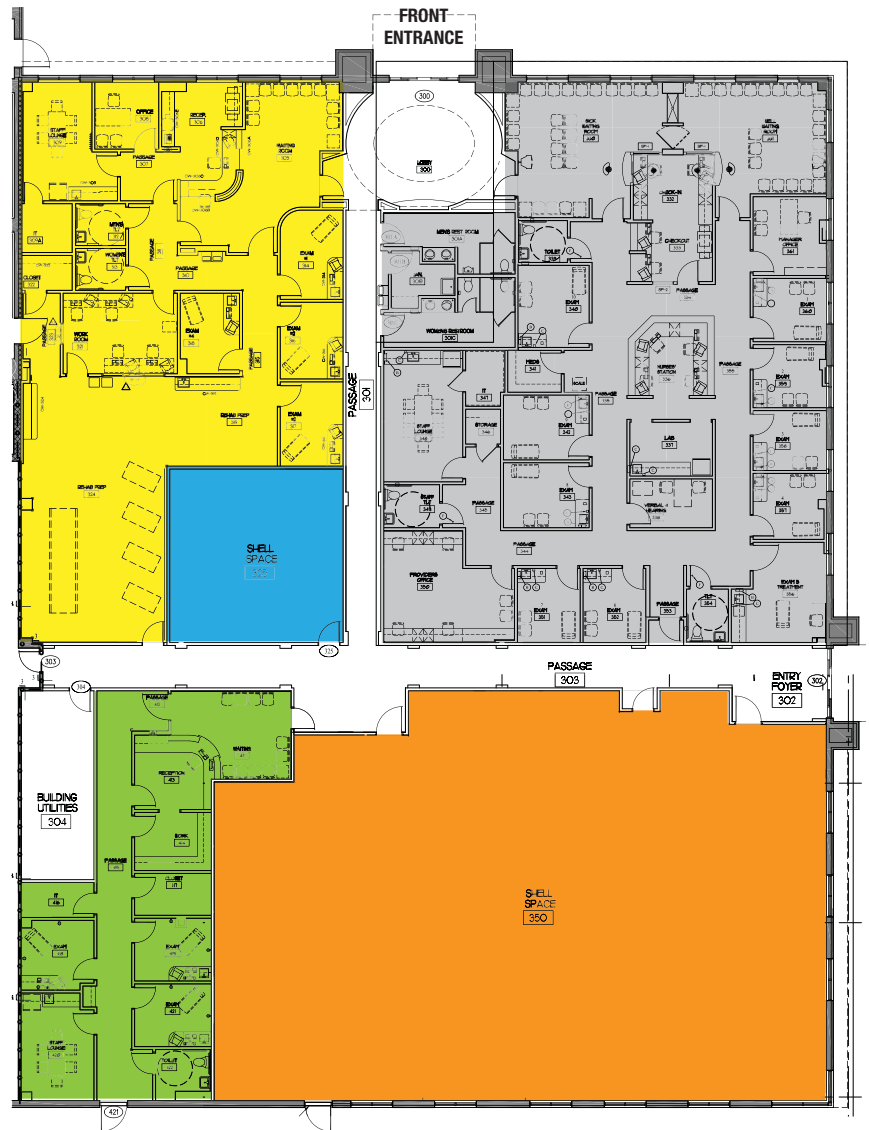
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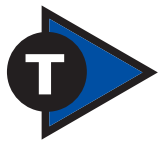
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FLOORPLAN



- Orange = 5,693 RSF
- Green = 1,734 RSF
- Blue = 748 RSF
- Yellow = 3,591 RSF
- Grey = LEASED – 5,139 RSF



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