

FOR LEASE Freestanding Retail



2958 Waughtown Street, Winston Salem, NC

- Former KFC Restaurant
- Square Feet: **2,450**
- Lot Size: **0.638 Acre, 21 Parking Spaces**
- Market area population:
1 Mile: 4,029 3 Mile: 31,662 5 Mile: 95,485
- Average HH Income:
1 Mile: \$39,661 3 Mile: \$42,881 5 Mile: \$44,189
- Employment:
1 Mile: 561 3 Mile: 7,828 5 Mile: 54,361
- Traffic Counts:
Waughtown Street: 15,000 VPD
Sprague Street: 4,500 VPD
- Area Retailers: King Plaza Shopping Center, Eckerd, IGA Grocery Store, Wendy's, Wagner Tire, 1st Community Bank, Piedmont Federal Savings and Loan, Dollar General, Hess/Wilco, Rent-A-Center, ABC Store, Texaco, Pizza Hut, Family Dollar
- Base Rent: **\$3,000.00** per month NNN

For Leasing information call: Julian T. Ottley 804-614-7899