

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

5,167± SF Mixed Use

631 & 633 N Trade Street

Winston-Salem, NC 27101



Rare opportunity to own a mixed-use, historic property located in the vibrant Downtown Arts District of Winston-Salem.

This versatile property includes Condo Units 2 & 3 (5,167±SF total). Unit 2 currently has an income-producing tenant on the first floor and a studio condo on the second floor. Unit 3 includes prime retail space on the first floor; and the second floor was previously used for retail/studio space. Potential for second floor residential use.



For more information:

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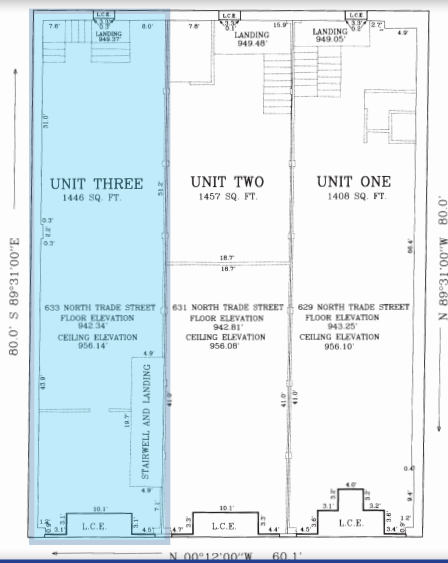
FOR SALE: \$1,499,000

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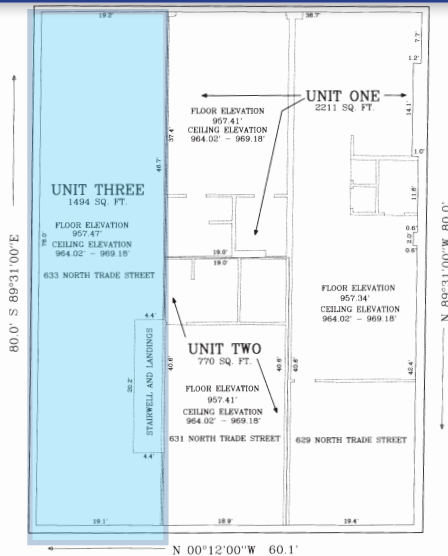
Condo Unit 3 | Floor Plans & Photos



First Floor Retail



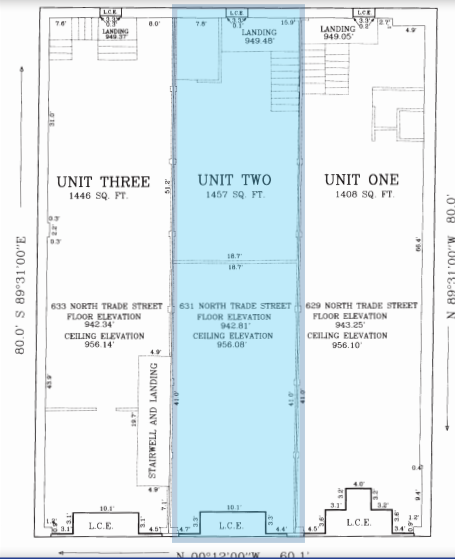
Second Floor Studio



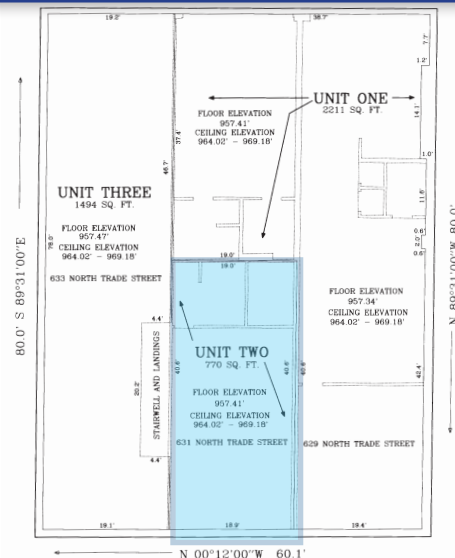
Condo Unit 2 | Floor Plans & Photos



First Floor (Leased)

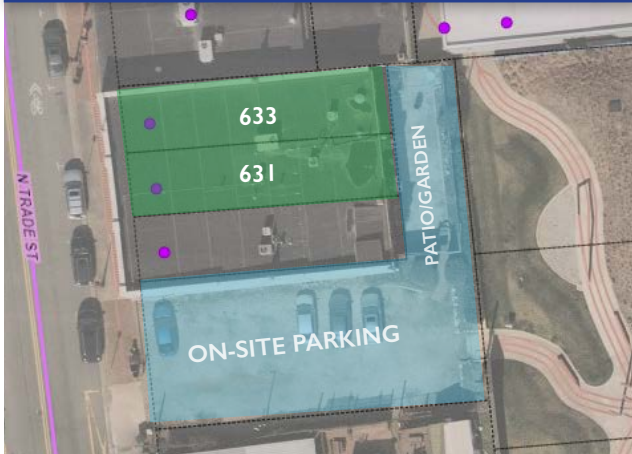


Second Floor Studio



631 & 633 N Trade Street | Winston-Salem, NC 27101

Aerial



Rear Photo



Downtown Map



DOWN TOWN WINSTON-SALEM PARTNERSHIP

Please visit www.downtownws.com for a complete listing of all Shopping and Dining options in Downtown Winston-Salem.

While every effort has been made to provide accurate information, business info is subject to change and will be updated at regular intervals.

If you see items that need corrections, please contact amanda@dwsp.org.

Demographics

KEY FACTS

11,270

Population

1.7

Average Household Size

36.3

Median Age

\$45,996

Median Household Income

10%

No High School Diploma

24%

High School Graduate

19%

Some College

47%

Bachelor's/Grad/Pr of Degree

EDUCATION

INCOME

\$45,984

Median Household Income

\$40,109

Per Capita Income

\$13,632

Median Net Worth

\$308,073

Median Home Value

\$6,746

Average Spent on Mortgage & Basics

\$706

Median Contract Rent

HOUSING STATS

BUSINESS

1,662

Total Businesses

22,337

Total Employees

EMPLOYMENT

71.5%

White Collar

13.8%

Blue Collar

14.7%

Services

6.2%

Unemployment Rate