



MILLER HATCHER

COMMERCIAL REAL ESTATE

3640 Westgate Center Cir. Suite B, Winston-Salem, NC 27103

FOR LEASE



- Office Available
- 2,100 Sq Ft - Suite B
- Private office with operable windows
- Tenant pays electricity and janitorial
- Great location near I-40 and Stratford Rd



ROD HATCHER
Direct: 336.283.0411
Mobile: 336.413.8550
Email: Rod@millerhatcher.com



KEVIN HATCHER
Direct: 336.283.0419
Mobile: 336.448.8205
Email: Kevin@millerhatcher.com



MILLER HATCHER

COMMERCIAL REAL ESTATE

3640 Westgate Center Cir. Suite B, Winston-Salem, NC 27103

LOCATION



To learn more about this property:

KEVIN HATCHER

Direct: 336.283.0419 | Mobile: 336.448.8205

Email: Kevin@millerhatcher.com



MILLER HATCHER

COMMERCIAL REAL ESTATE

3640 Westgate Center Cir. Suite B, Winston-Salem, NC 27103

DETAILS

LOCATION

Address	3640 Westgate Center Circle, Suite B				
City	Winston Salem	Zip	27103	County	Forsyth

PROPERTY DETAILS

Property Type	Office	Acres ±	0.82	Dimensions	
Available SqFt ±	2,100	Floors	1st & 2nd	Ceiling Height ±	8' - 9'
Building SqFt ±	5,248	Restrooms	2	Parking ±	20+
Office SqFt ±	2,100	Elevator	N/A	Roof	Shingle
Year Built	1984	Flooring	Carpet	Bldg Exterior	Brick

UTILITIES

Electrical	Duke	Sewer	City	Water	City
Air	Yes				

TAX INFO

Zoning	GO	Tax Block	3826C	Tax PIN	6814-27-8120
Tax Lot(s)	018				

PRICING

Lease Rt/SqFt ±	\$10.00	Rent/mo	\$1,750	Lease Type	Modified Gross
-----------------	---------	---------	---------	------------	----------------

OTHER

Comments Suite B has private offices, operable windows, with a street level and an upper level. Tenant pays electricity and janitorial. Conveniently located in Westgate/ Stratford Rd area with access to Hwy I-40.

No warranty or representation is made for the accuracy or assumptions of the information contained herein. All information is subject to omissions, errors, price changes, prior sale, and/or withdrawal without notice. No liability is assumed for any inaccuracy of the information contained herein.

To learn more about this property:

ROD HATCHER

Direct: 336.283.0411 | Mobile: 336.413.8550

Email: Rod@millerhatcher.com

2150 Country Club Rd. Suite 230 | Winston-Salem, NC 27104 | 336.761.1130 | www.millerhatcher.com



MILLER HATCHER

COMMERCIAL REAL ESTATE

3640 Westgate Center Cir. Suite B, Winston-Salem, NC 27103

IMAGES



To learn more about this property:

KEVIN HATCHER

Direct: 336.283.0419 | Mobile: 336.448.8205

Email: Kevin@millershatcher.com

2150 Country Club Rd. Suite 230 | Winston-Salem, NC 27104 | 336.761.1130 | www.millerhatcher.com