

# Consolidated Center IV

1399 Ashleybrook Lane, Winston-Salem, NC, 27103

## OFFICE FOR LEASE



- ±617 to 11,098 RSF Available
- Business campus environment
- Fiber optic telecommunications available
- Beautiful landscaping, professionally maintained
- State of the art energy management system
- Less than 1 Mile to I-40, Hanes Mall and Silas Creek Parkway
- 25 Miles to Piedmont Triad International Airport

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Consolidated Center is a professional office development conveniently located less than 1 mile from I-40, Hanes Mall & Silas Creek Parkway, and only 25 miles to Piedmont Triad International Airport. The property features a business campus environment, beautiful landscaping, and a common courtyard with ample seating surrounded by trees and shrubbery. Consolidated Center IV, 1399 Ashleybrook Lane, features a state of the art energy management system, newly renovated interior and exterior and access to fiber optics.

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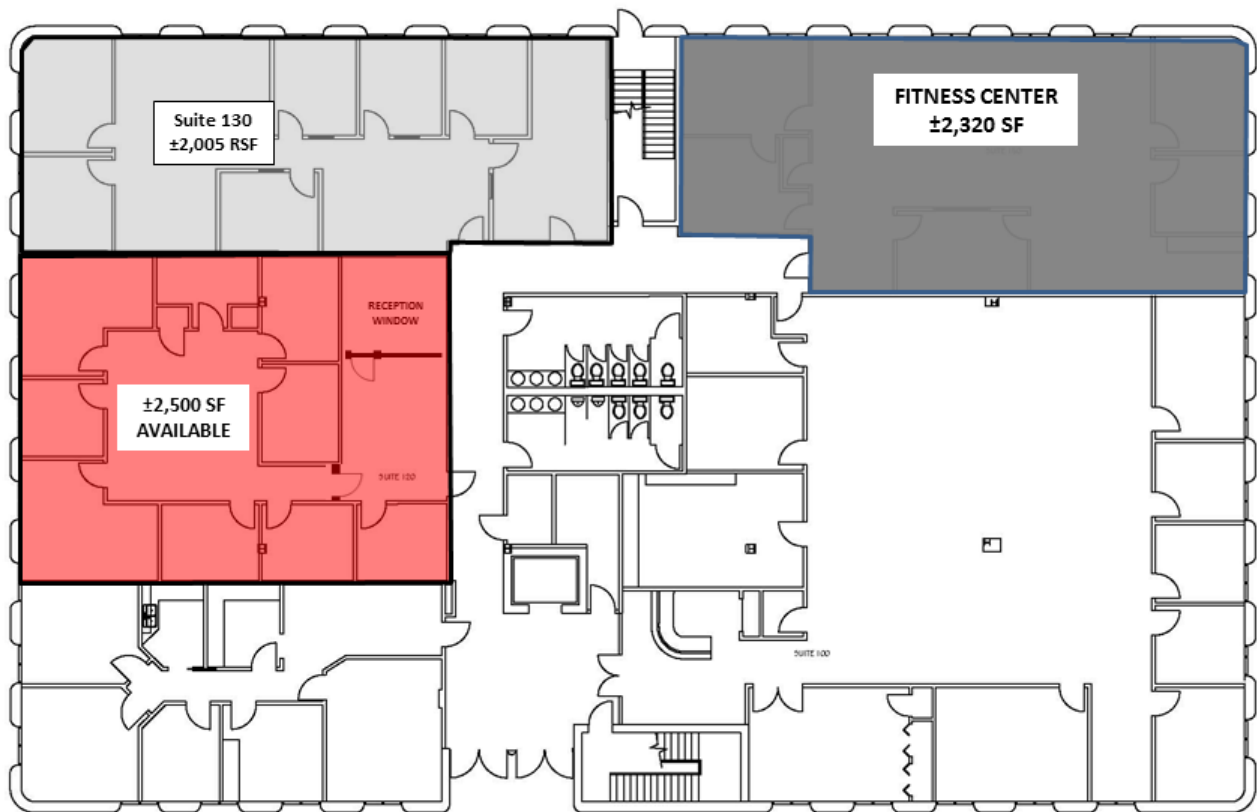
336.793.0890, ext 101

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Disclaimer: The above floor plans are not to scale.  
The available space shown is believed to be correct but is subject to change.

**AVAILABLE**

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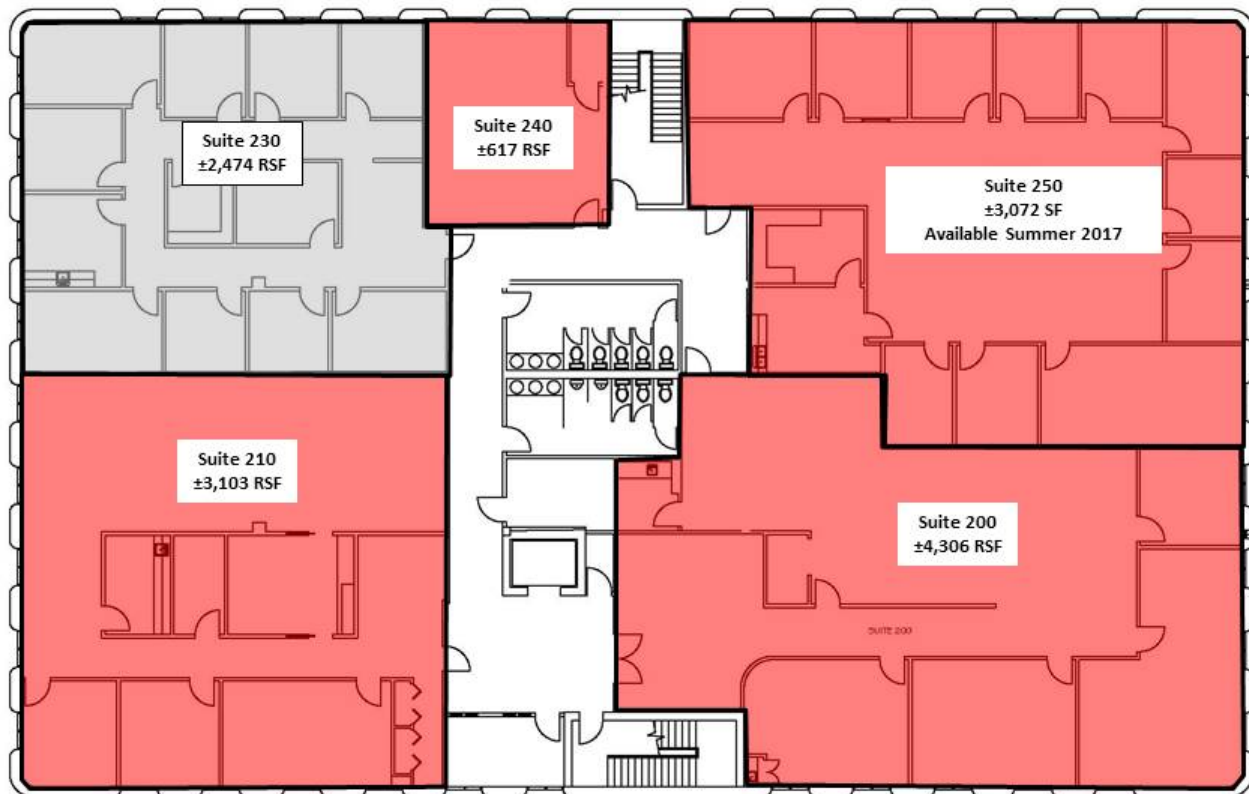


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## LOCATION

Address	1399 Ashleybrook Lane				
City	Winston-Salem	Zip	27103	County	Forsyth

## PROPERTY DETAILS

Property Type	Office/Medical Office	Dimensions ±		Acres ±	0.00
Avail SF ±	11,098	Restrooms ±		Ceiling Height ±	
SF per Floor ±		Floors	2	Parking ±	
Building SF ±	27,587	Elevator ±		Bay Size ±	
Office SF ±		Flooring		Docks ±	
Retail SF ±		Roof		Drive-ins ±	
Year Built ±	1990	Bldg Exterior	Brick / Glass	Sprinklered	

## UTILITIES

Electrical	Duke Energy	Sewer	City of W-S	Heat	Yes
Water	City of W-S	Air	Yes	Gas	

## TAX INFORMATION

Zoning		Tax Block		Tax PIN	
Tax Map		Tax Lots			

## PRICING & TERMS

Price		Tax Value		Rent/mth ±	
Price/SF		Lease Rt/SF ±		Lease Type	

Comments

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