

**Class A” Retail - Cloverdale Plaza - Winston Salem NC**  
**Last Space—720 SF Available 7/1/2026**  
**Join Harris Teeter, Starbucks, Panera Bread, & Heartland Dental**



**Trade Area:** Cloverdale Plaza is one block westward of Atrium WFU Baptist Hospital - Forsyth County’s largest employer (20,000+). Central to Winston Salem most popular high income neighborhoods: Buena Vista to the north and Ardmore to the south and west. The surrounding daytime population/work force compliments the high residential population density.

**Space Available:** **Suite 13—720 SF—available 7/1/26**

**Co-Tenants:** Harris Teeter, Panera Bread, Starbucks, Heartland Dental, Dollar Tree, Barberito’s, Mario’s Pizza, Sola Salon, Great Clips and others.

<b>Demographic Profile:</b> (SUSA 2023)		<b><u>1 Mile</u></b>	<b><u>3 Mile</u></b>	<b><u>5 Mile</u></b>
	<b>Population:</b>	10,188	75,758	173,440
	<b>Avg HH Income:</b>	\$117,112	\$96,884	\$85,643
	<b>Employment/Daytime Pop.:</b>	8,444	62,928	140,281

<b>Traffic Counts:</b> (NCDOT 2023)	<b>Cloverdale Ave:</b>	20,600 VPD
	<b>Miller Street:</b>	21,000 VPD
	<b>Bus I-40/Salem Pkwy:</b>	38,500 VPD

**LEASE RATE: \$28.00 PSF Net plus \$5.95 PSF TICAM**

<p><b>RAYMOND D. COLLINS, JR., CCIM</b>  <b>O: 336-768-0555</b>  <b>M: 336-978-6444</b>  <b>EM: ray@collinscommprop.com</b>  <b>WEBSITE: www.collinscommprop.com</b></p>		<p><b>COLLINS  COMMERCIAL  PROPERTIES, INC.</b>  2990 Bethesda Place, Suite 601C  Winston-Salem, NC 27103</p>
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**Ste. TENANT**

1. Harris Teeter	60,279
2. Heartland Dental	9,557
3. Blue Ridge Tob./Candle	2,789
4. Great Clips	1,115
5. Jersey Mikes	1,945
6. Mosiac Pediatric	9,000
7. Sola Salon	4,800
8. UDA-Pediatric Dentist	3,000
9. UDA-Pediatric Dentist	1,600
10. Barberito's	3,200
11. Performance Nutrition	1,200
12. Kowloon Chinese	1,680
13. Available (7/1/2026)	720
14. Starbucks	2,200
15. Dollar Tree	14,849
16. Ise Japanese Restaurant	2,932
17. Panera Bread	5,530
18. Mario's Pizza	3,686
19. Angle Touch Nail & Tanning	2,508



# Cloverdale Plaza Winston Salem NC

Beuna Vista

Ardmore



Legend

1000 ft

