



Caldwell County

NORTH CAROLINA

Economic Development Commission



2615 Mission Rd, Sawmills, NC Up to 90,000 Sq. - Ft. 6.29 acres

SALE PRICE: Negotiable **LEASE RATE:** \$2.25/sqft **ZONING:** Industrial

ELECTRICITY PROVIDER: Duke Power **NATURAL GAS PROVIDER:** Piedmont Natural Gas

WATER PROVIDER: Town of Sawmills **SEWER PROVIDER:** Town of Sawmills

COMMERCIAL AIRPORT: Charlotte-Douglas International **DISTANCE:** 62.3 miles

REGIONAL AIRPORT: Hickory Regional Airport **DISTANCE:** 10.4 miles

DISTANCE TO NEAREST INTERSTATE (I-40): 11.4 miles **NCPINs:** 2766655645

ADDITIONAL INFORMATION – Ceiling height: section 1 of warehouse 12-15 ft (wall to peak). Section 2 of warehouse 15 ft (wall to peak). 5 trailer height loading docks, one drive in dock (13ft. high). 5,000 square ft of air-conditioned office space. Warehouse space 85,000 sq ft. Warehouse heating gas furnaces by zone. New lighting throughout.

Contact: Hunter SchoField - Owner james.jpleather@gmail.com **Phone:** (919) 932-0125

