



## 4729 HICKORY BOULEVARD – Granite Falls, NC 3.51 Acres

**SALE PRICE:** \$1,600,000

**LEASE PRICE:** No

**ZONING:** Commercial

**ELECTRICITY PROVIDER:** Duke Energy

**NATURAL GAS PROVIDER:** Piedmont Natural Gas

**WATER PROVIDER:** Town of Granite Falls

**SEWER PROVIDER:** Town of Granite Falls

**COMMERCIAL AIRPORT:** Charlotte-Douglas International

**DISTANCE:** 54.80 Miles (One Way)

**REGIONAL AIRPORT:** Hickory Regional Airport

**DISTANCE:** 3.50 Miles (One Way)

**DISTANCE TO NEAREST INTERSTATE (I-40):** 5 Miles

**NCPIN:** 2784867950

### ADDITIONAL INFORMATION

Located across from the Granite Falls Walmart, the property is near a lighted intersection. The parcel can be combined with an adjoining lot to make more than 7 acres. This site offers a great commercial development opportunity.

**BROKER:** Larry Tuttle, Tuttle Realty

**CONTACT:** (828) 758-7053