



ACTION SIGN COMPANY

511 Creekway Drive, NW · Lenoir, NC

43,000 Sq.Ft.

4.5 Acres

SALE PRICE: \$626,000 **LEASE PRICE:** \$2,500 per mth. **ZONING:** Commercial

CEILING HT: 17' Clear **LOADING DOCKS:** Yes (2) **FLOORS:** Concrete

HVAC: Yes **SPRINKLERS:** Yes **ELECTRICITY PROVIDER:** Blue Ridge Electric **OFFICES:** Yes

NATURAL GAS PROVIDER: Piedmont Natural Gas, Lenoir **GAS LINE SIZE:** 8" Main

WATER PROVIDER: City of Lenoir **WATER LINE SIZE:** 8" Main **SEWER:** City of Lenoir

RAIL ACCESS: No **DISTANCE TO CALDWELL COUNTY TRANSLOAD FACILITY:** 5.66 Miles (One Way)

COMMERCIAL AIRPORT: Charlotte-Douglas International Airport **DISTANCE:** 77.42 Miles (One Way)

DISTANCE TO NEAREST INTERSTATE (I-40): 19.80 Miles

ADDITIONAL INFORMATION

The price of this building has been reduced. The building houses approximately 3,000 sq. ft. of office space, and is in close proximity to US Highway 321. Adequate warehouse and/or manufacturing space for a start up or existing company looking to relocate.

BROKER: David Hamby, ActionSign Creative

CONTACT #: 828-754-4116