



290 PLEASANT HILL ROAD – Hudson, NC
20.36 Acres

SALE PRICE: \$377,000

LEASE PRICE: N/A

ZONING: Industrial

ELECTRICITY PROVIDER: Duke Energy

NATURAL GAS PROVIDER: Piedmont Natural Gas

WATER PROVIDER: City of Lenoir

SEWER PROVIDER: City of Lenoir

COMMERCIAL AIRPORT: Charlotte-Douglas International

DISTANCE: 67.40 Miles (One Way)

REGIONAL AIRPORT: Foothills Regional Airport

DISTANCE: 11.70 Miles (One Way)

DISTANCE TO NEAREST INTERSTATE (I-40): 13.20 Miles

RAIL ACCESS: On rail

NCPINs: 2757854288 (13.47 acres), 2757858743 (2.77), 2757757147 (4.12)

ADDITIONAL INFORMATION

Former 90,000 sf manufacturing site, the buildings have been removed, leaving a level lot ready for development. Located on U.S. 321-A along an industrial corridor, the property features a rail spur and is convenient to U.S. 321 and I-40. The site could have an additional 5.38 acres for potential expansion. Property has 6-inch water line and can provide 1.5 MGD annually.

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