



## 619 Connelly Springs Rd. SW – Lenoir NC, 21 Acres



### Availability

**For Sale:** Yes  
**For Lease:** N/A  
**Zoning:** Hwy Industrial  
**Price:** \$575,000

### Utilities

**Capacity:** 3 Phase Power  
**Electricity Provider:** Duke Energy  
**Natural Gas Provider:** Piedmont Natural Gas  
**Water Provider:** City of Lenoir  
**Sewer Provider:** City of Lenoir  
**Rail Access:** No  
**NC Pin #:** 2758065459

### Transportation:

**Commercial Airport:** Charlotte-Douglas International  
**Regional Airport:** Foothills Regional Airport  
**Nearest Interstate:** (I-40)

**Distance:** 65.4 Miles (One Way)  
**Distance:** 11.2 Miles (One Way)  
**Distance:** 16.3 Miles (One Way)

### Description:

MULTIPLE USES FOR THIS 21 ACRE SITE! Located on Hibriten Dr and less than 1 mile from US Hwy 321 AND 1 mile from Southwest Blvd, this property is zoned for heavy industrial. Available utilities include natural gas, city water & sewer and electricity. Demolition of old mill currently in progress to allow for a variety of uses.

### Contact Information:

Denise Howard      The Property Shop      Email: [dhoward1021@gmail.com](mailto:dhoward1021@gmail.com)





Gunpowder Creek

Gunpowder Creek

Gunpowder Creek