



**+/- 22K VPD**

## 5875 US HWY 421

Wilkesboro, North Carolina, 28697

### Property Highlights

- +/- 2.3 ACRES
- Industrial Space (Warehouse/Showroom/Offices/Parts Rm.)
- Ample showroom parking in front; posts set for fenced, outdoor storage parking in rear of building
- 240-200AMP service (3 phase)
- 240-400AMP service (3 phase)
- 100' x 100' Warehouse Space
- Three (3) 12' x 14' Drive-In, Manual Roll-up Doors
- Two (2) Suspended Gas-Pack Heaters
- LED Warehouse Lighting
- 16' Clear Height (15' at Eaves)
- 3,760 SF Office/Showroom
- Showroom + two (2) Offices on the first floor
- Additional offices (6) on the second floor
- OPTIONAL: Additional rough-graded parking or "laydown" area across the street (5.2 acres)



### For More Information



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