



1263 SCHOOL ST, WILKESBORO, NC 28697



PROPERTY FOR SALE INDUSTRIAL

OFFERING SUMMARY

Sale Price:	\$650,000
Lot Size:	2.4785 Acres
Building Size:	10,507 SF

OFFERED AT

\$650,000



JAMES MILNER, CCIM
828.379.8750
President & Owner



PROPERTY SUMMARY

1263 SCHOOL STREET, WILKESBORO, NC 28697



PROPERTY DESCRIPTION

Explore a prime opportunity for Industrial/Warehouse/Distribution investment in Wilkesboro, NC. This impressive property features a spacious 10,507 SF building, offering ample room for versatile operations. Constructed in 1976, this well-maintained structure is perfectly suited for a range of industrial uses. Zoned B-2 General Business, the property grants flexibility for various commercial activities. Located in the thriving Wilkesboro area, this site benefits from strategic positioning near major transportation routes, ensuring seamless connectivity.

Whether expanding an existing enterprise or launching a new venture, this property presents a compelling prospect for Industrial investors seeking a strategic foothold in a dynamic commercial landscape.

PROPERTY HIGHLIGHTS

- 10,507 SF +/- building; approx 1,400 SF finished area
- 1.9885 +/- acre primary site; 3857-65-7497 & 3857-65-8721
- 0.48 +/- acre secondary site (non-contiguous); 3857-75-1200
- Built in 1976
- Zoned B-2 General Business
- 3 Dock High Door (7'x8')
- 9 Roll-up At Grade Doors (24'x14')
- 19.7' Eave Height/20.8' Center
- Close proximity to US Highway 421 (0.6 miles); Approximately 23.2 miles to Interstate 77

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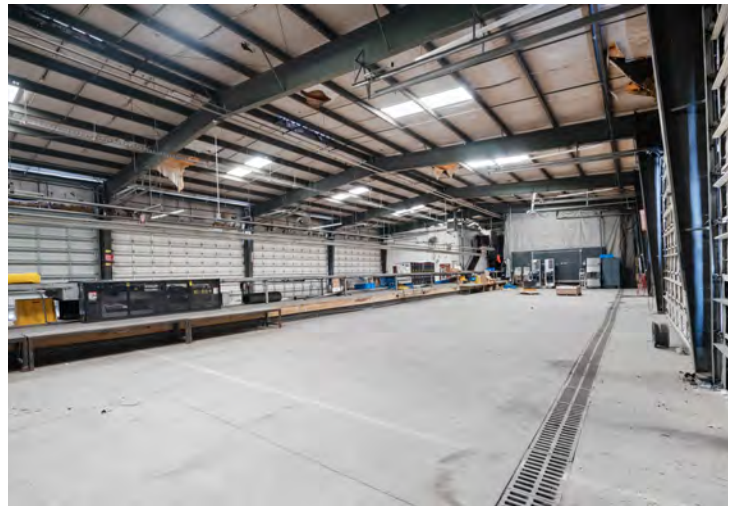
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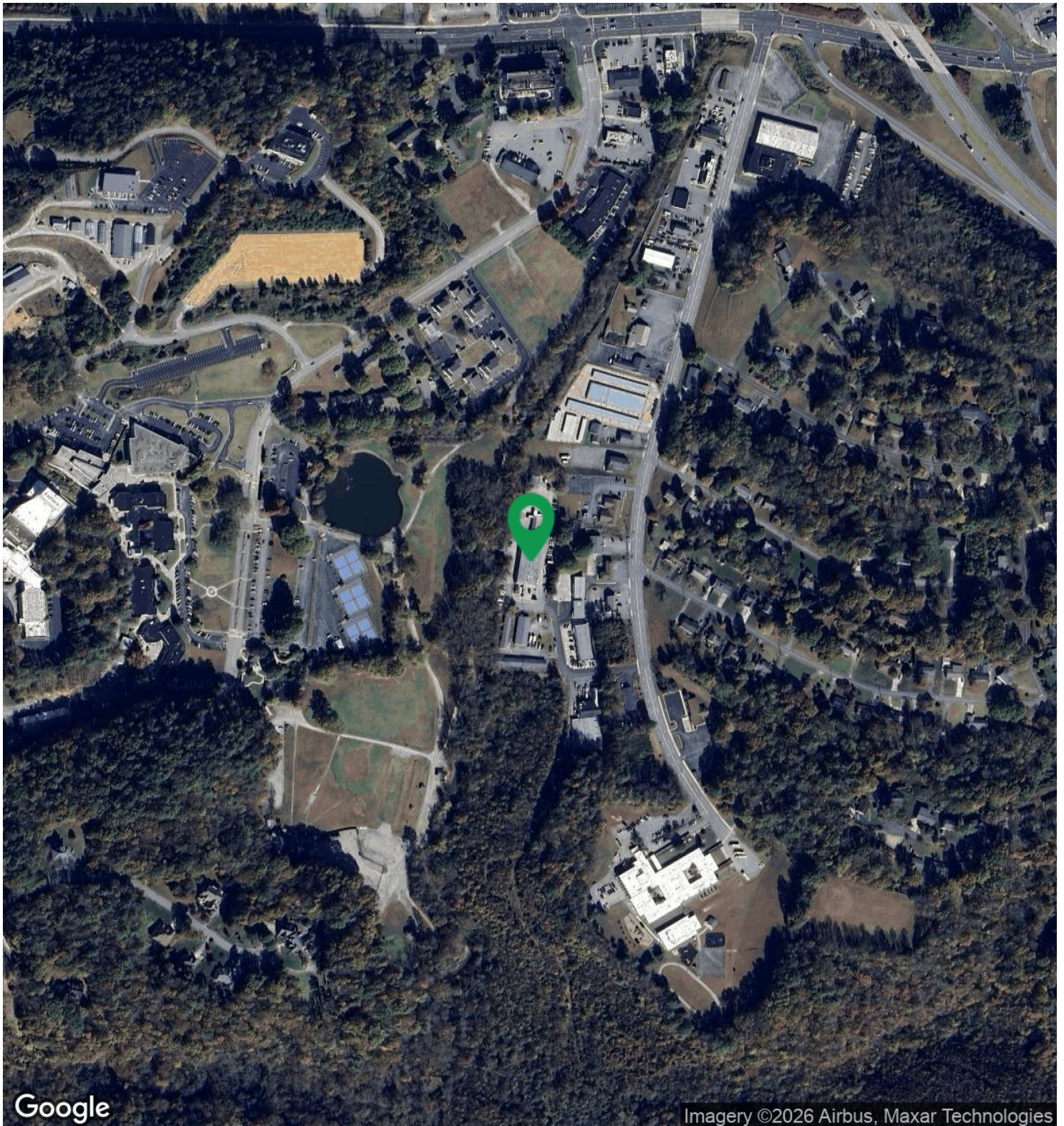
ADDITIONAL PHOTOS

1263 SCHOOL STREET, WILKESBORO, NC 28697



LOCATION MAP

1263 SCHOOL STREET, WILKESBORO, NC 28697



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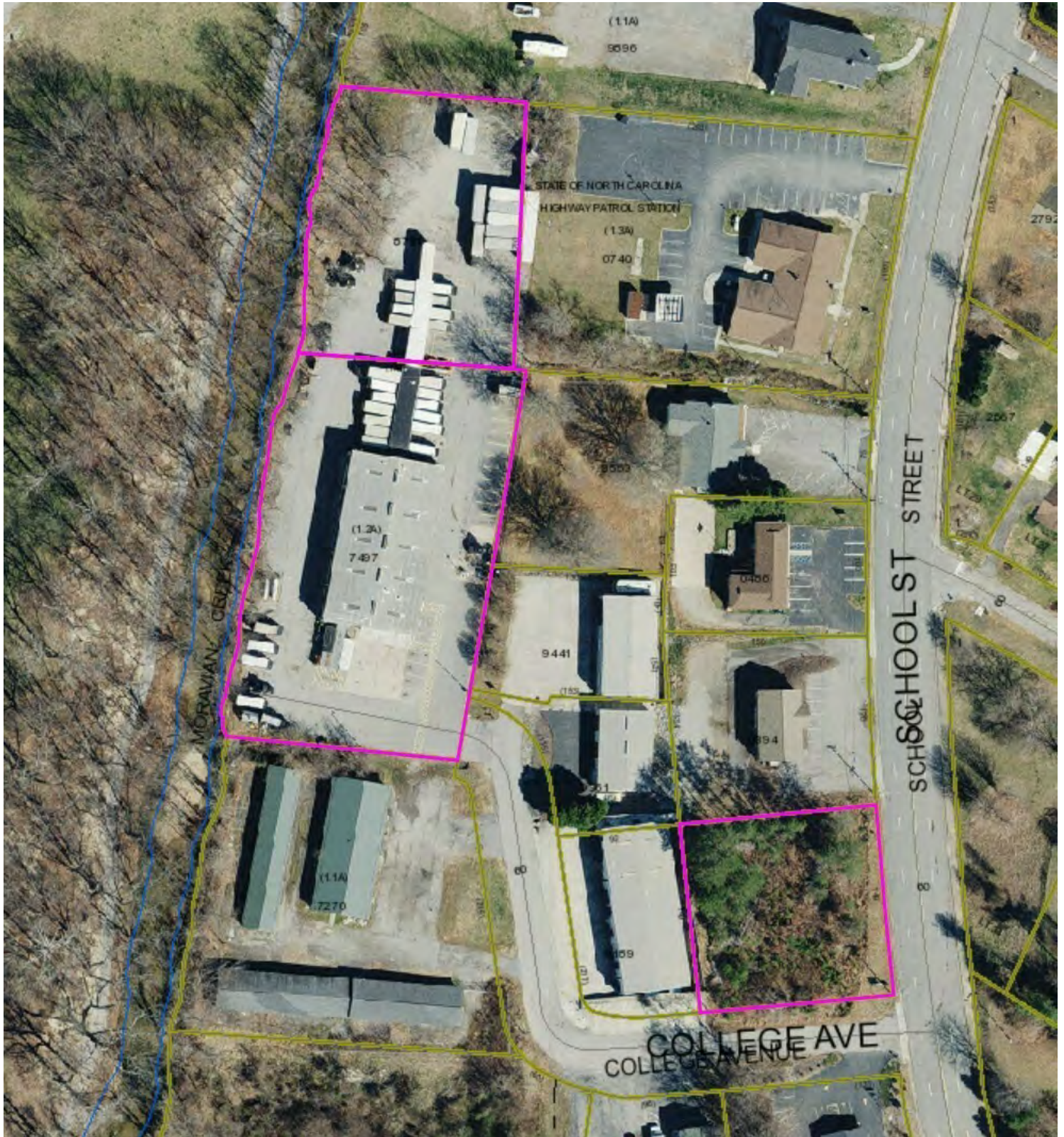
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WILKES COUNTY GIS MAP



All three parcels highlighted in purple are included as part of the sale



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APPALACHIAN COMMERCIAL REAL ESTATE

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