

FOR SALE OR LEASE
80,000 SF Industrial Building

7427 NC Highway 58 S,
Stantonsburg, NC



Bryan Everett, SIOR

bryan@nci-prop.com
919.740.9309



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PROPERTY FACTS

Building Description	±80,000 SF Single Occupant Freestanding Industrial Building	Exterior Construction	Masonry Steel Metal
Building Split	Warehouse – ±75,000 SF Office – ±5,000 SF	Dock-High Doors	4
Site Size	9.89 Acres	Drive-In Doors	4 - 12' W x 12' H
Year Built	1980	Parking	±80 paved spaces
Original Footprint	55,000 SF with 15' ceilings	Power	2,200 AMPS 277V/480V Three Phase
Expansion	25,000 SF with 25' ceilings	PIN Number	3657-26-7398.000
Roof	Recently replaced		

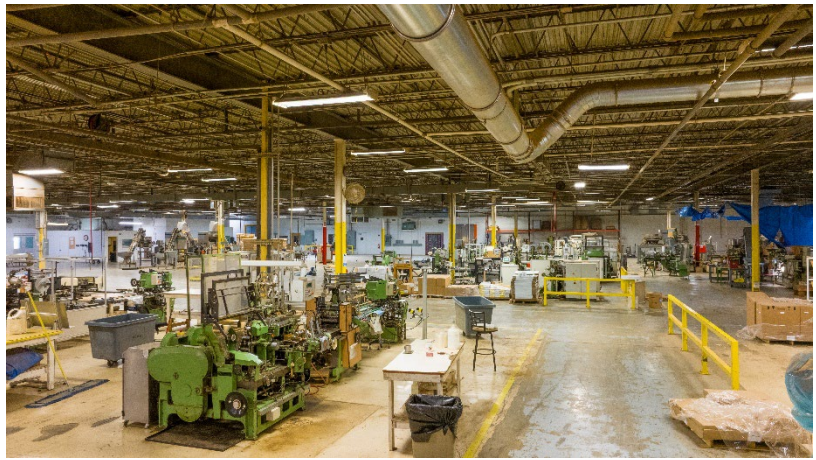
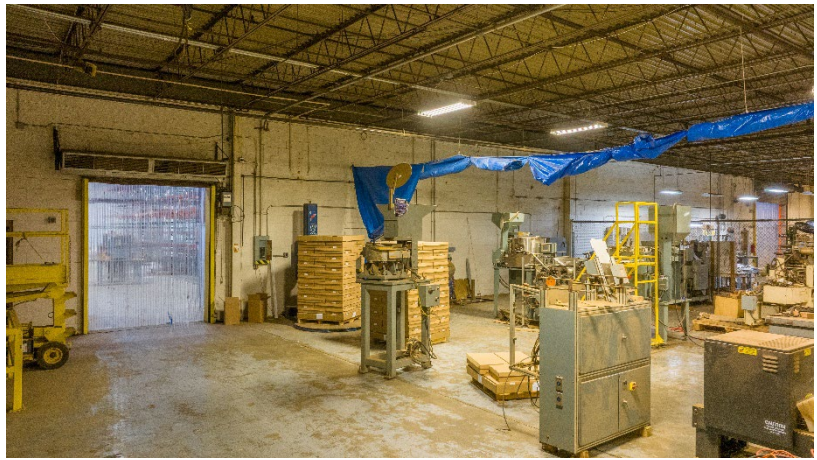
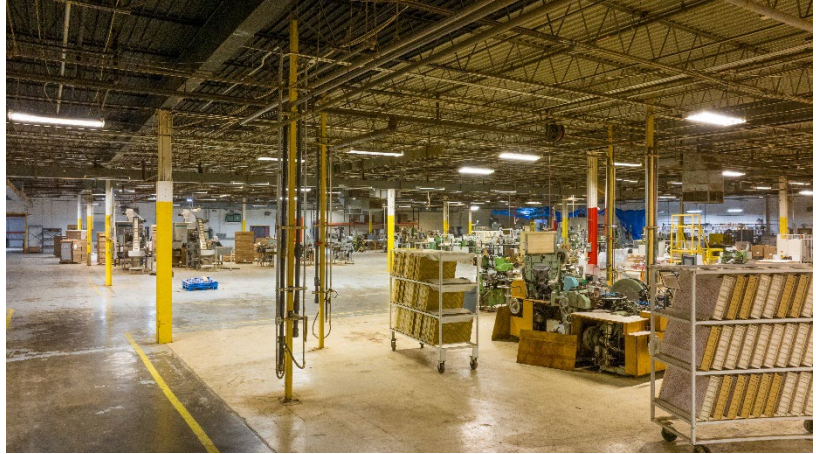
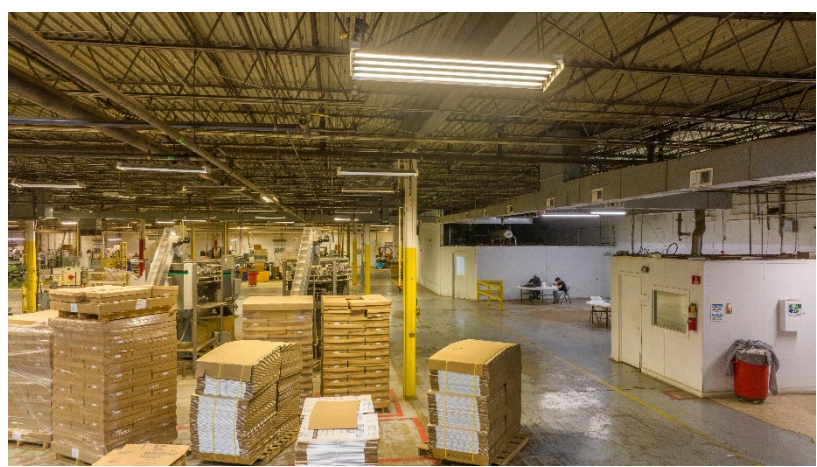
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Zoning: City of Wilson
- Heavy Industrial (HI)

100% Conditioned and Sprinklered (wet system)

Utilities: Town of Wilson- Gas, Water, and Sewer

Additional laydown acreage and/or future building expansion available if needed

Heavy equipped building with substantial infrastructure ideal for manufacturing use:
- Air compressors, power, airlines, etc.

Great Accessibility: near-by highways include US- 264, US-301, I-795, and I-95

Annual Taxes: \$17,255 (\$.22 per SF)

Call For Lease and/or Sale Pricing

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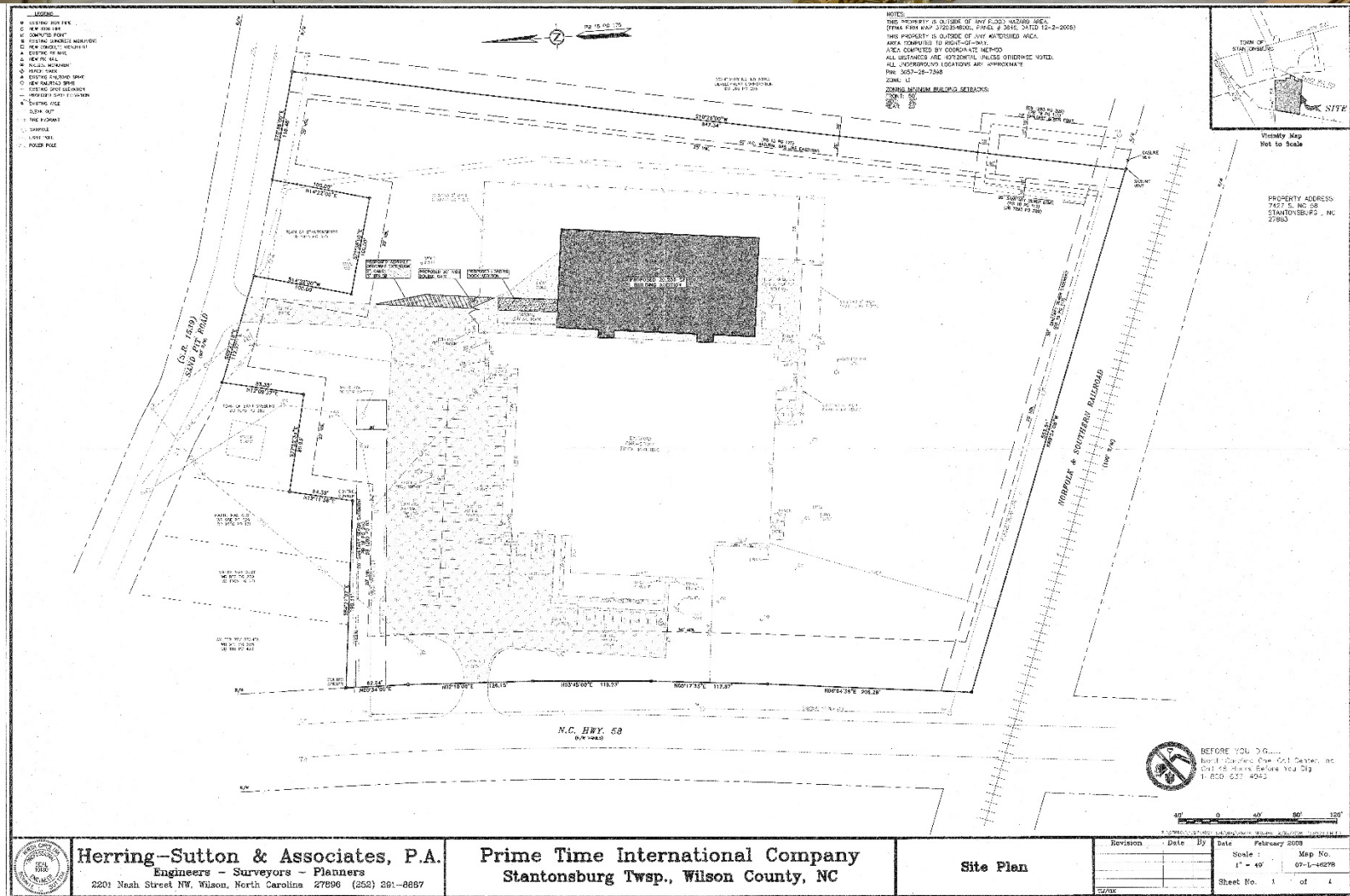
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Herring-Sutton & Associates, P.A.
Engineers - Surveyors - Planners
2201 Nash Street, NW, Wilson, North Carolina 27896 (252) 861-8887

Prime Time International Company
Stantonsburg Twsp., Wilson County, NC

Site Plan

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LOCATION & ACCESS

INTERSTATES

In close proximity to the primary North Carolina thoroughfares providing convenient access to every major market the United States:

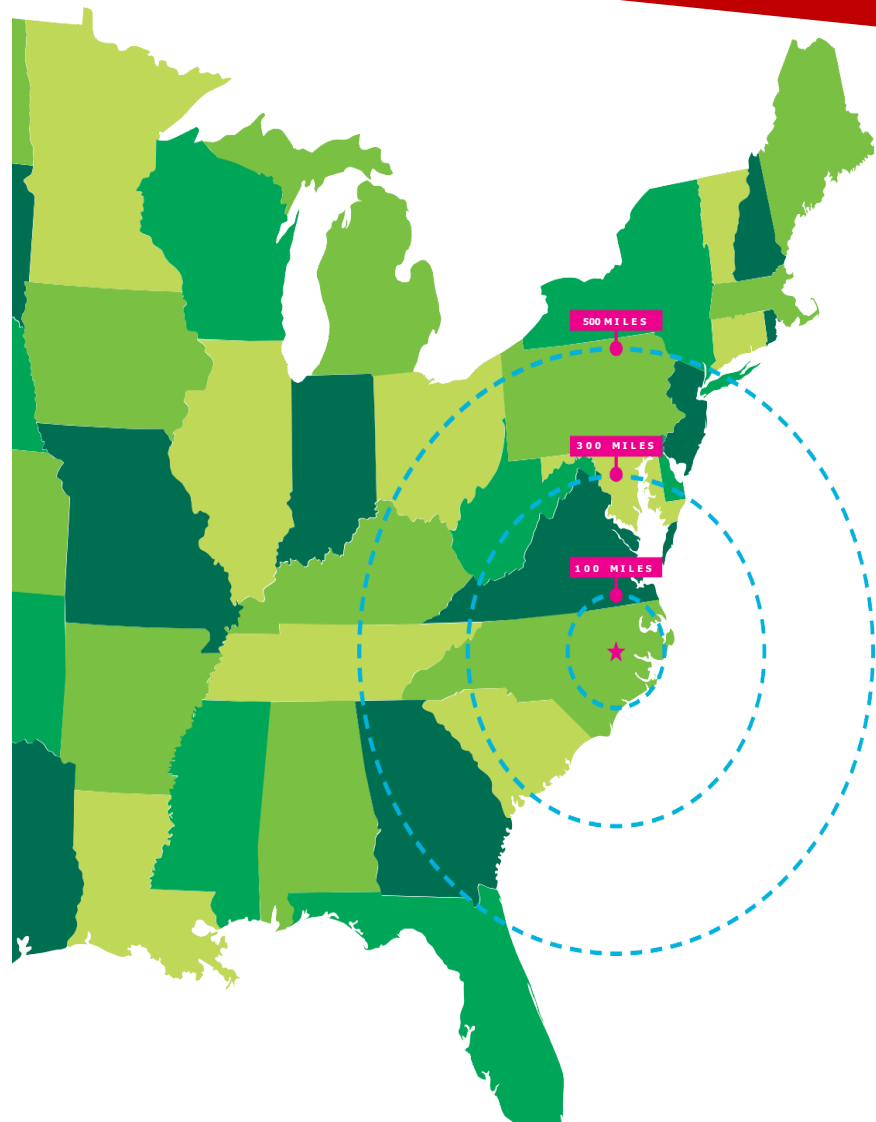
5 Miles		6 Miles	
9 Miles		11 Miles	

AIRPORTS

Raleigh-Durham International	66 Miles
Piedmont Triad International	75 Miles
Charlotte Douglas International	160 Miles

PORTS

Morehead City, NC	111 Miles
Wilmington, NC	122 Miles
Norfolk, VA	165 Miles
Charleston, SC	293 Miles



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DEMOGRAPHIC OVERVIEW

KEY FACTS

84,347

2020 POPULATION

38.6

MEDIAN AGE

0.43%

ANNUAL POPULATION
GROWTH (5-YR)

EDUCATION

6.2%

MASTER'S/PROF/
DOCTORATE

15.2%

BACHELOR'S
DEGREE

78.6%

HS/ASSOC/OTHER
EDUCATION

INCOME & HOUSEHOLDS

\$47,769

MEDIAN HOUSEHOLD
INCOME

2.5

AVERAGE
HOUSE HOLD
SIZE

\$27,038

PER CAPITAL
INCOME

EMPLOYMENT & BUSINESSES

2,955

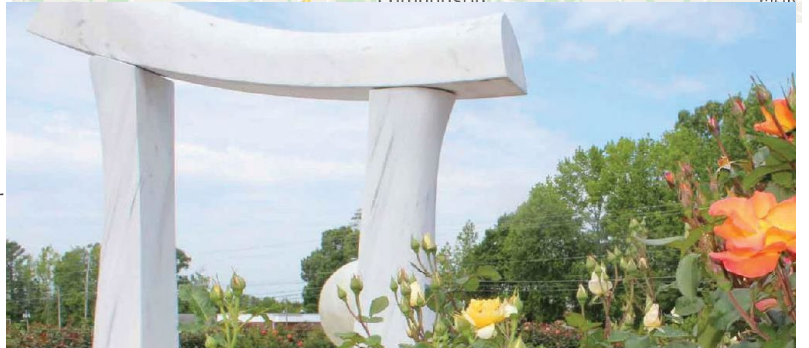
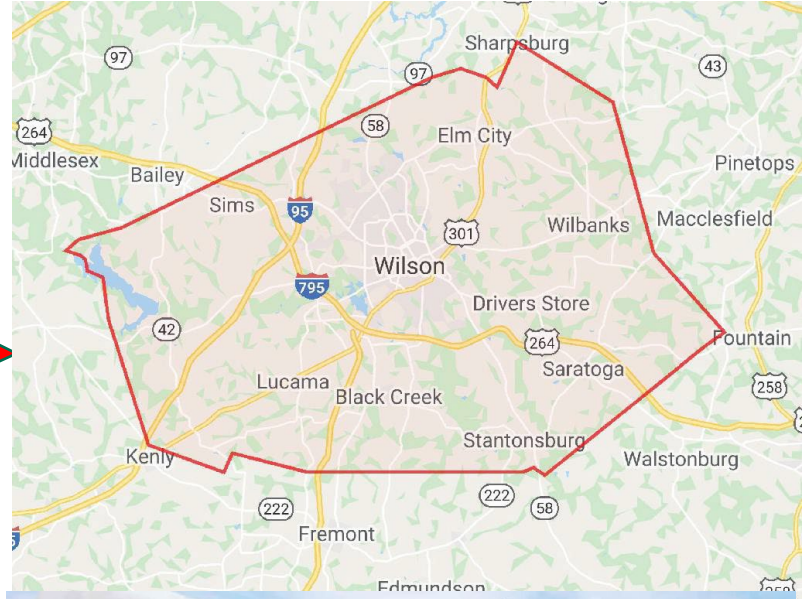
BUSINESSES

13.3%

UNEMPLOYMENT
RATE

38,612

EMPLOYEES



Wilson is a great place to visit, live, or start a business. It's the type of place where front porch rocking chairs and high-speed Internet co-exist. It's a town of historic back roads and a trailblazer of entrepreneurial pathways. Located in Wilson County, it's just a 45-minute drive from North Carolina's capital, Raleigh. Our ideal location places us a convenient distance from the greater Triangle area, without the urban inconveniences of stop-and-go traffic and the high cost of living.

The culture of Wilson exemplifies a town that is firmly planted in local tradition while also being a forward looking Southern city. Located in the eastern North Carolina coastal plain, Wilson participates in the vibrant music, BBQ, and other industries that define this area. As you look for places to go for a day or spots to settle for good, we encourage you to choose Wilson.

- discoverwilson.com

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