

FOR SALE OR LEASE

±28,331 RSF | Flex/Industrial

1210 HICKORY CHAPEL ROAD, HIGH POINT, NC 27260

VIEW VIRTUAL TOUR



WILL ANDREWS
BRADLEY DUNN

Associate • wandrews@trinity-partners.com • 704.400.1189
Division Partner • bdunn@trinity-partners.com • 704.777.7003



trinity-partners.com

OFFERING SUMMARY



Trinity Partners is pleased to present the opportunity to acquire or lease Building 2 at 1210 Hickory Chapel Road, a $\pm 28,331$ SF industrial building situated on a 1.72-acre site. The building offers $\pm 26,025$ SF of warehouse space complemented by $\pm 2,306$ SF of office, originally constructed in 1970 with renovations completed in 2025. The three-building offering features recently renovated office space, open-format warehouse areas, and multiple drive-in and dock-high doors, providing flexible configurations suitable for a single user or multiple tenants. The open warehouse layout and abundant loading capacity make the property well-suited for warehouse and distribution users.



BUILDING DETAILS

Address: 1210 Hickory Chapel Road,
High Point, NC 27260

Building Size: ±28,331 SF

Warehouse Size: ±26,025 SF

Office Size: ±2,306 SF

PID: 7810330217

Year Built: 1970/2025

Zoning: LI

Air Conditioned: Office only

Heat: Gas

Roof: EPDM/Metal

Roof Age: 2025

Clear Height: 12' Front, 12' 9" Rear

Dock Doors: 2 (8' x 8'), 1 (10'x10')

Drive-In Doors: None

Power: 1000 Amps, 208/120V, 3 Phase, 4 wires

600 Amps, 480/277V, 3 Phase, 4 wires

FLOORPLAN



LOCATION

Strategically positioned with convenient access to I-74 and Highway 29, the property benefits from a central North Carolina location.



I-74
0.7 MILES

HIGHWAY 29
1.0 MILES

GREENSBORO
14.9 MILES

WINSTON-SALEM
22.6 MILES

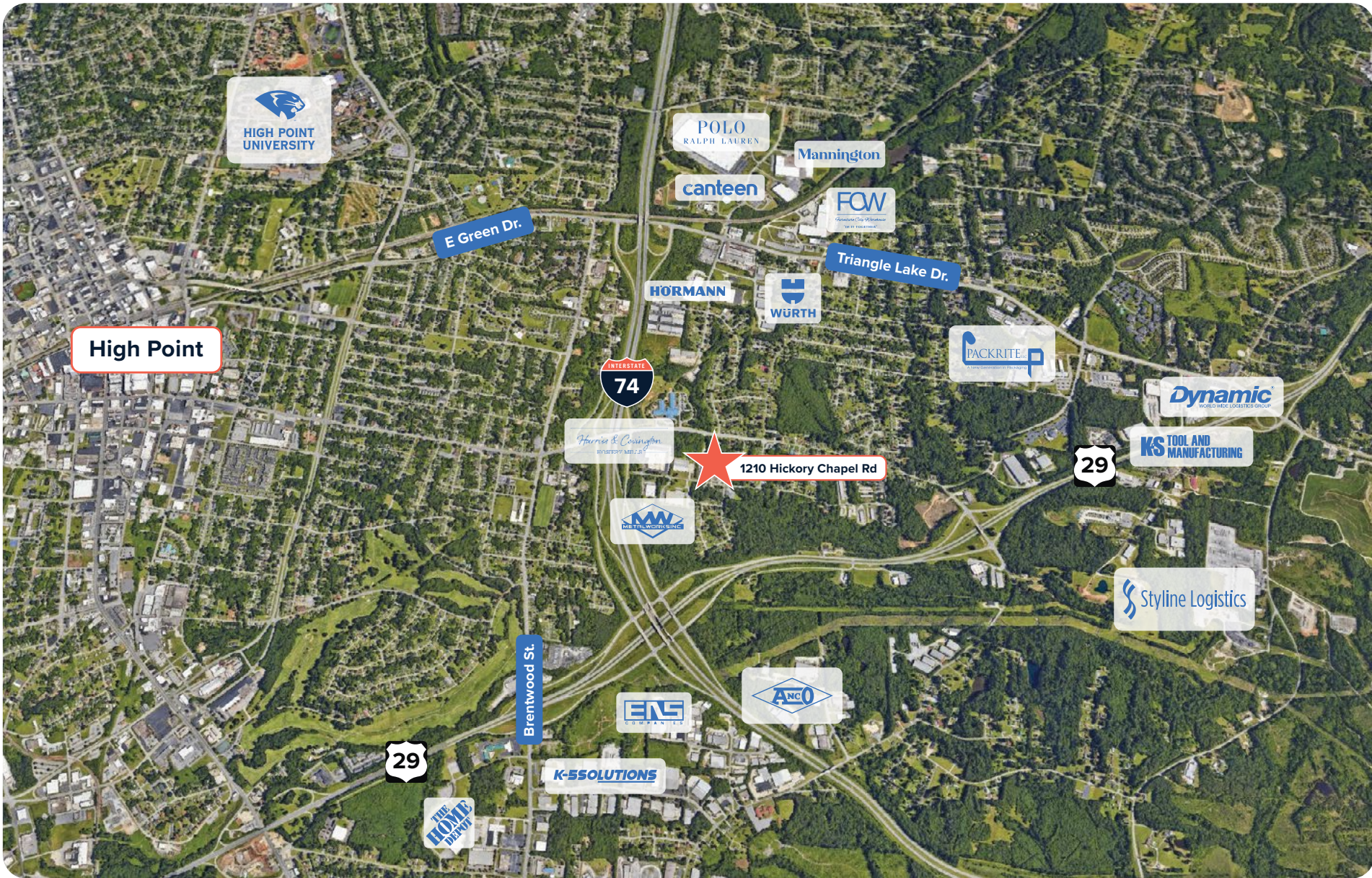
CHARLOTTE
79.3 MILES

RALEIGH
88.3 MILES

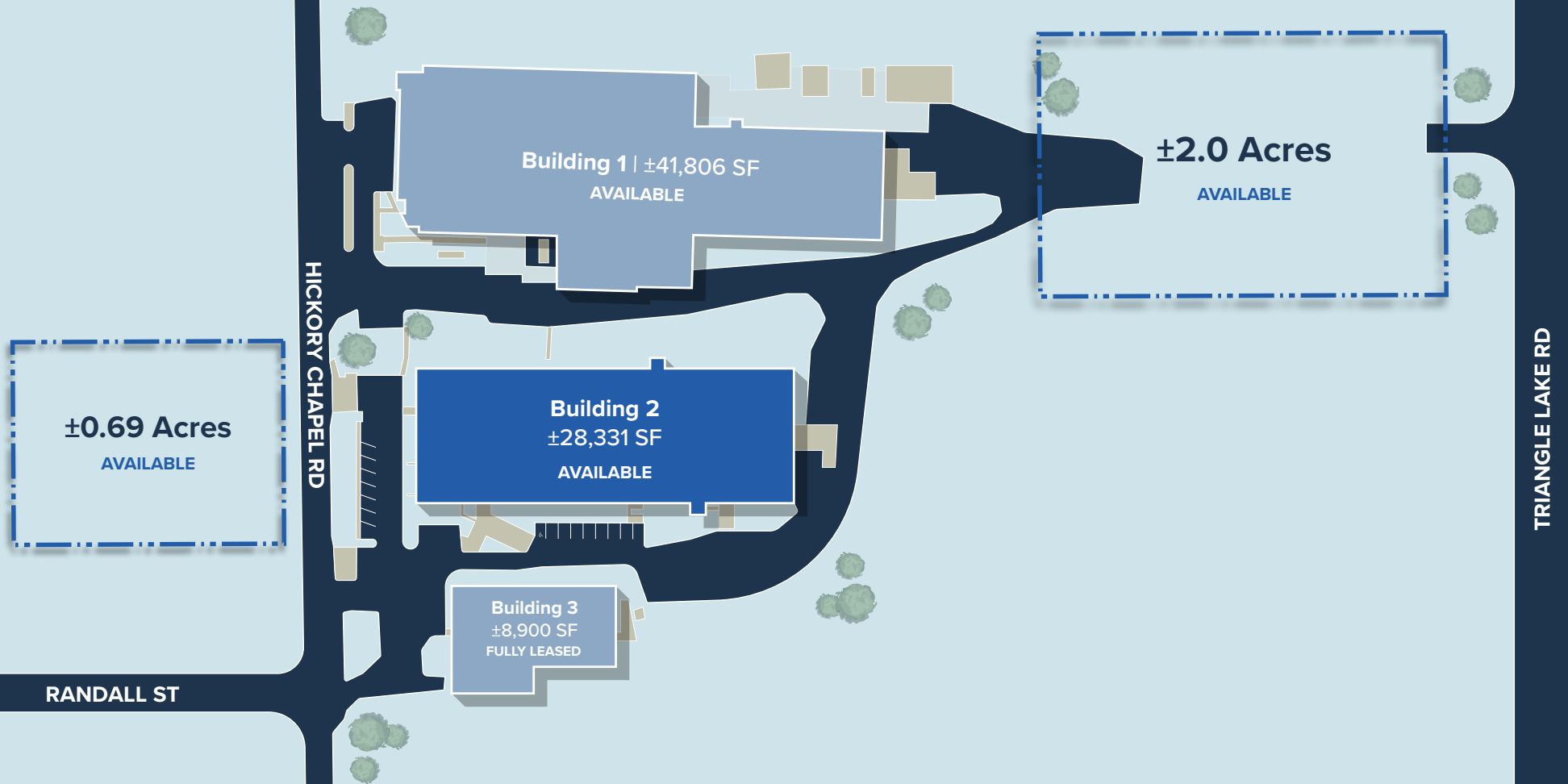
ACCESS



AREA TENANTS



SITE OVERVIEW



WILL ANDREWS
Associate, Industrial Property Services
wandrews@trinity-partners.com
704.400.1189

BRADLEY DUNN
Division Partner, Industrial Property Services
bdunn@trinity-partners.com
704.777.7003



The information contained herein has been provided by the property owner and is deemed reliable but not guaranteed. All square footages, dimensions, features, and specifications are believed to be accurate to the best of current knowledge but are subject to change without notice. Prospective purchasers or tenants should independently verify all information and conduct their own due diligence. The broker makes no representations or warranties, express or implied, regarding the property.