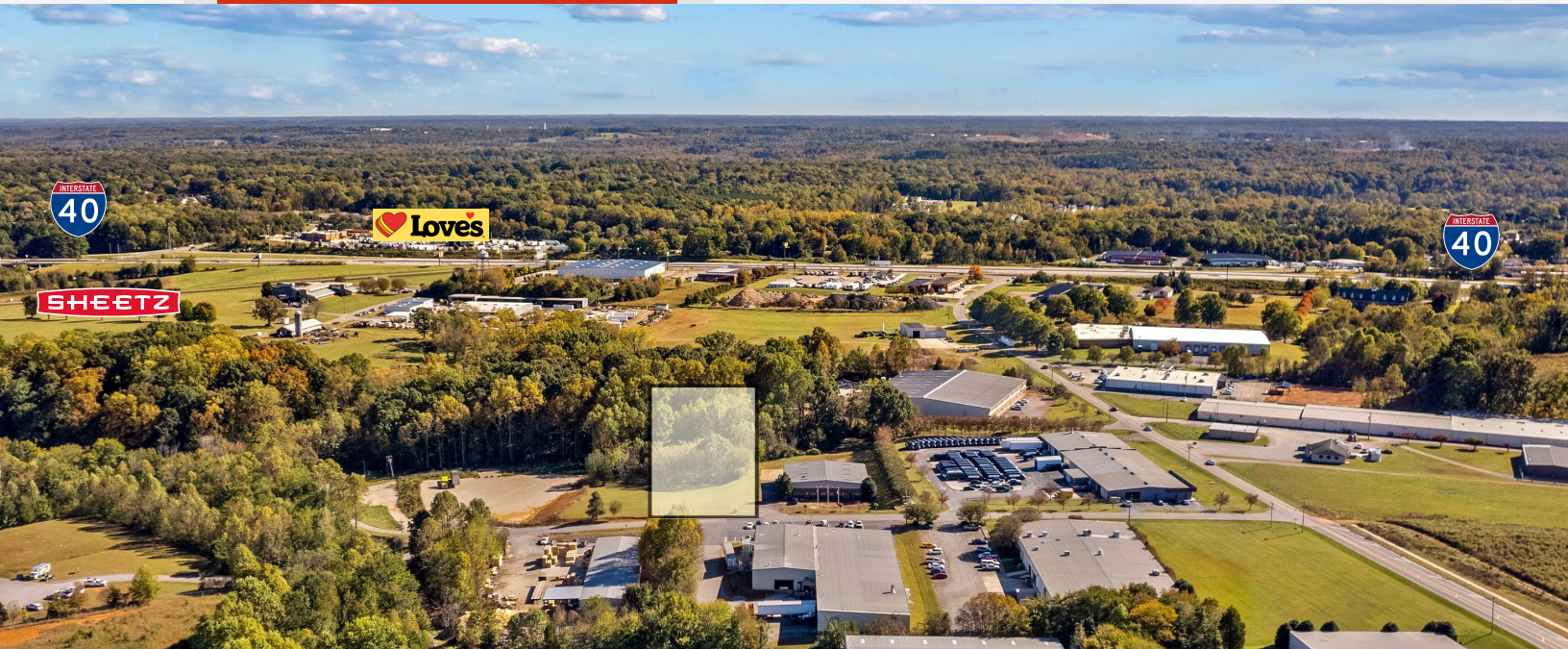


AVAILABLE FOR SALE

STATESVILLE

Hatfield Rd
Statesville, NC 28625



OVERVIEW

Prime commercial opportunity centrally located in Iredell County. Light industrial zoned within minutes to I-77, I-40, and Highway 70. This parcel features a partially cleared lot with the ability for full tractor trailer access. Ideal for distribution, fabrication, warehouse storage, outdoor storage, truck parking, or long term development.

STRATEGIC LOCATION

- I-77 less than 2 miles
- I-40 less than 2 miles
- Hwy 70 less than 1 mile

IREDELL COUNTY

Iredell County is strategically located at the crossroads I-40 and I-77. Our region is at the center of a rapidly growing industrial hub. A desirable location that offers interstate access and a key commercial market that supports business growth.

Call For Pricing

PROPERTY SPECIFICATIONS

- +/- 2 Acres
- Zoned Light Industrial
- Partially Cleared Lot
- Great Topography
- Utilities Available
- Centrally Located

GENERAL BUSINESS ZONING

Zoning allows following use but not limited to:

- Assembly & Fabrication
- Contractor Yard & Office
- Light Manufacturing
- Logistics & Fulfillment
- Machine & Repair Shop
- Office/Warehouse Facilities
- Outdoor Storage
- Storage & Inventory Management
- Warehouse & Distribution
- Woodworking Shop

AIRPORTS 30 MILES OR LESS

Statesville Regional, Concord Regional, & Charlotte Douglas International