



**\$4.75/SF/YR**  
**+\$500/MO\***

## 1210 25TH ST PL SE HICKORY, NC

Discover exceptional functionality and versatility in this 40,000 square foot industrial warehouse. Featuring 6 docks doors (8'X9') and 2 ground-level doors (10'x10'), this space is designed for seamless logistics and accessibility. Fully equipped with air conditioning and gas heat throughout, it ensures optimal working conditions year-round. The warehouse offers a generous 14 feet of clear height, ideal for manufacturing, distribution, or storage.

\*Additional \$500/mo landscaping fee



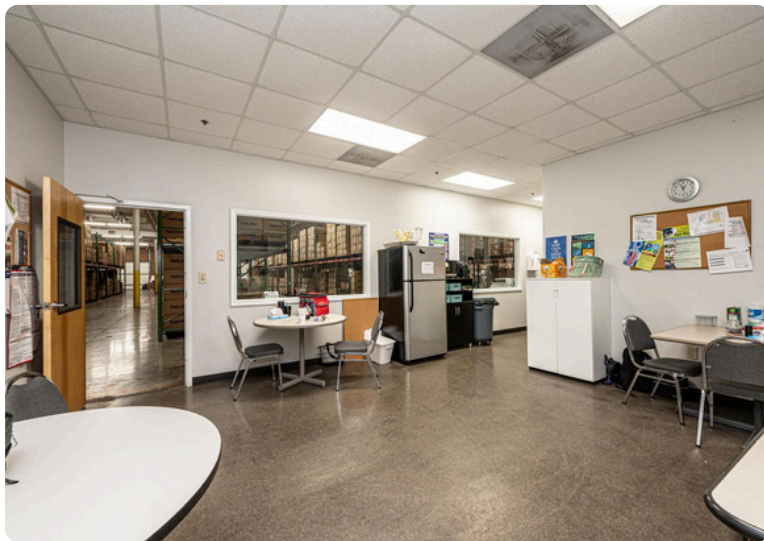
## CONTACT INFO

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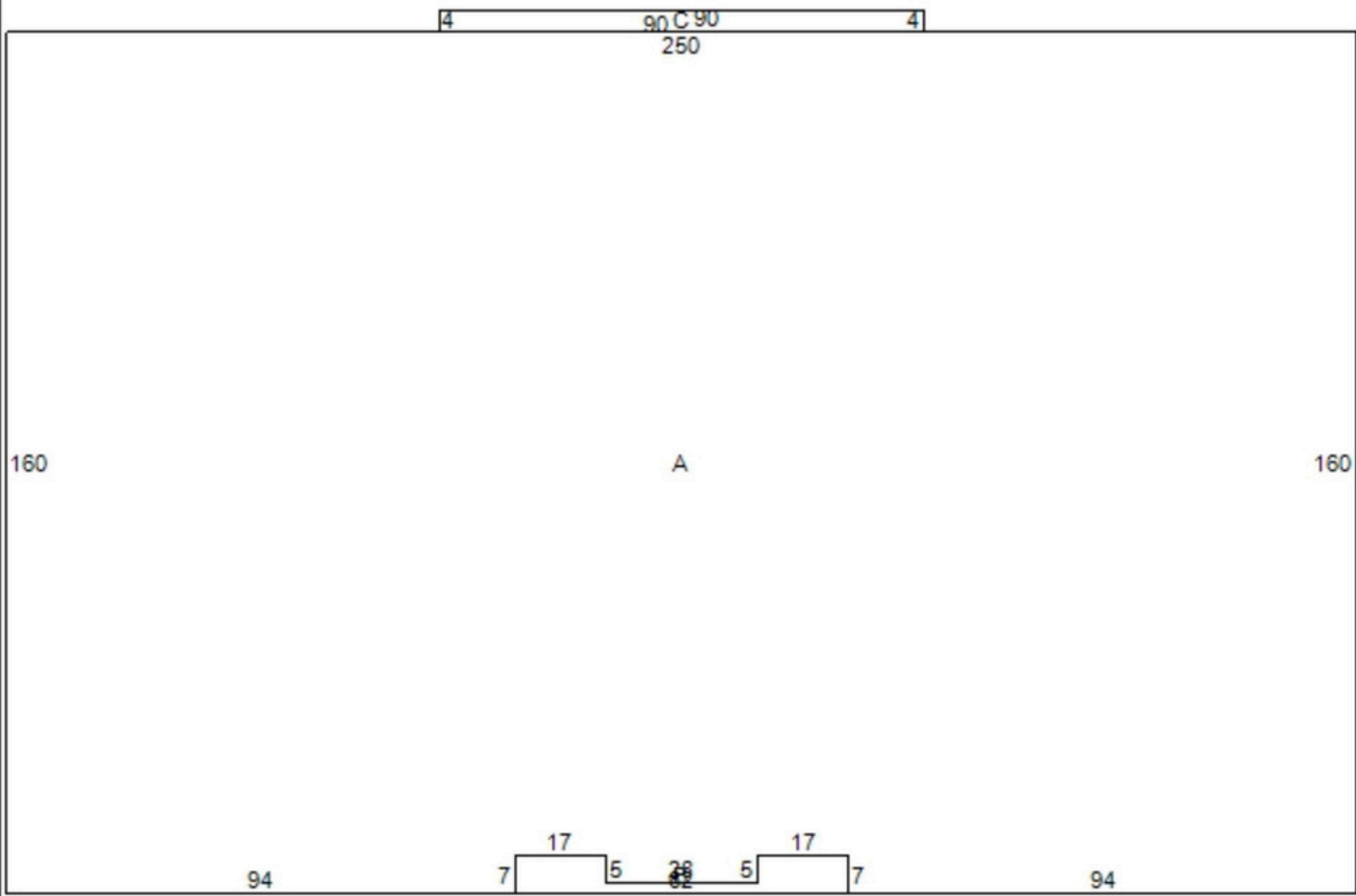




# PHOTOS



# FLOOR PLAN & PROPERTY HIGHLIGHTS



ID	Code	Description	Area
A	44	LIGHT MANUFACTURING	39706
B	RP1	PORCH-OPEN	294
C	CP5	CANOPY ONLY	360
D	85	ENCLOSURE	2924*
E	SS1	SPRINK SYS/WET PIPE	0
F	OD1	OVERHEAD DR-WOOD/MTL	0
G	OD1	OVERHEAD DR-WOOD/MTL	0
H	PA1C	PAVING-ASPHALT PARK	30000*

**ENTIRE FACILITY IS  
FULLY AIR  
CONDITIONED  
& GAS HEATED**

**14' CLEAR HEIGHT  
CEILINGS IN  
WAREHOUSE**

**40,000 SQUARE FEET**

**6 DOCK DOORS (8'x9')**

**2 GROUND LEVEL  
DOORS (10'x10')**