



**\$4.00/SF
FOR LEASE**

1120 1ST ST W CONOVER, NC

This exceptional industrial property features 32,500 square feet of space, including a 5,000 square covered area. Boasting ceiling heights ranging from 11'3" to 12'8", updated roof and new LED lighting, three dock height doors, one ground level door, and approximately 1,000 square feet allocated to office and bathroom amenities! It offers a flexible solution for manufacturing or distribution needs, and there is potential for a fenced yard or shed.



CONTACT INFO

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PHOTOS



AERIAL & PROPERTY HIGHLIGHTS



32,500 SF BUILDING
+ADDL 5,000 SF
COVERED AREA

NEWLY UPDATED
ROOF & LED LIGHTING

11'3"-12'8" CLEAR
CEILING HEIGHT

3 DOCK DOORS

1 GROUND-LEVEL
DOOR

POTENTIAL FOR
FENCED
YARD/SHED