



FOR LEASE | \$7,000/MO  
+\$250 water/sewer/landscaping

826 22<sup>ND</sup> ST PL SE  
HICKORY, NC

15,000-square-foot industrial property featuring four dock doors and 16'+ clear height, making it well suited for efficient warehouse operations. The warehouse is equipped with gas unit heaters, while the approximately 2,500-square-foot office area offers central HVAC for year-round comfort. In the climate-controlled office area, there are 10 private offices as well as an additional 3 storage rooms. A \$250 per month fee covers water, sewer, and landscaping services.

*Note: Ramp is pictured but will not remain on site.*



## CONTACT INFO

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# PHOTOS & PROPERTY HIGHLIGHTS



- Four Dock Doors
- 16'+ Clear Height
- Central HVAC in Office
- Gas Unit Heaters in Warehouse



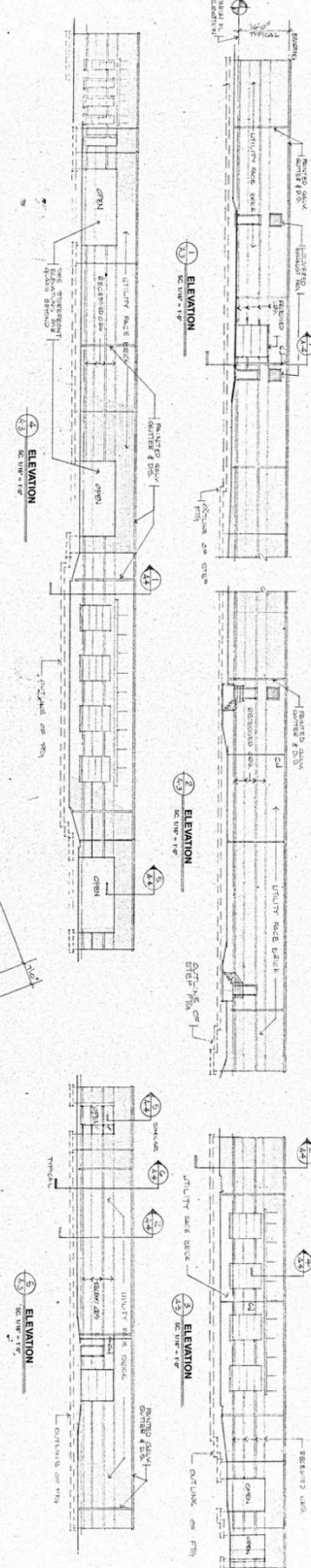
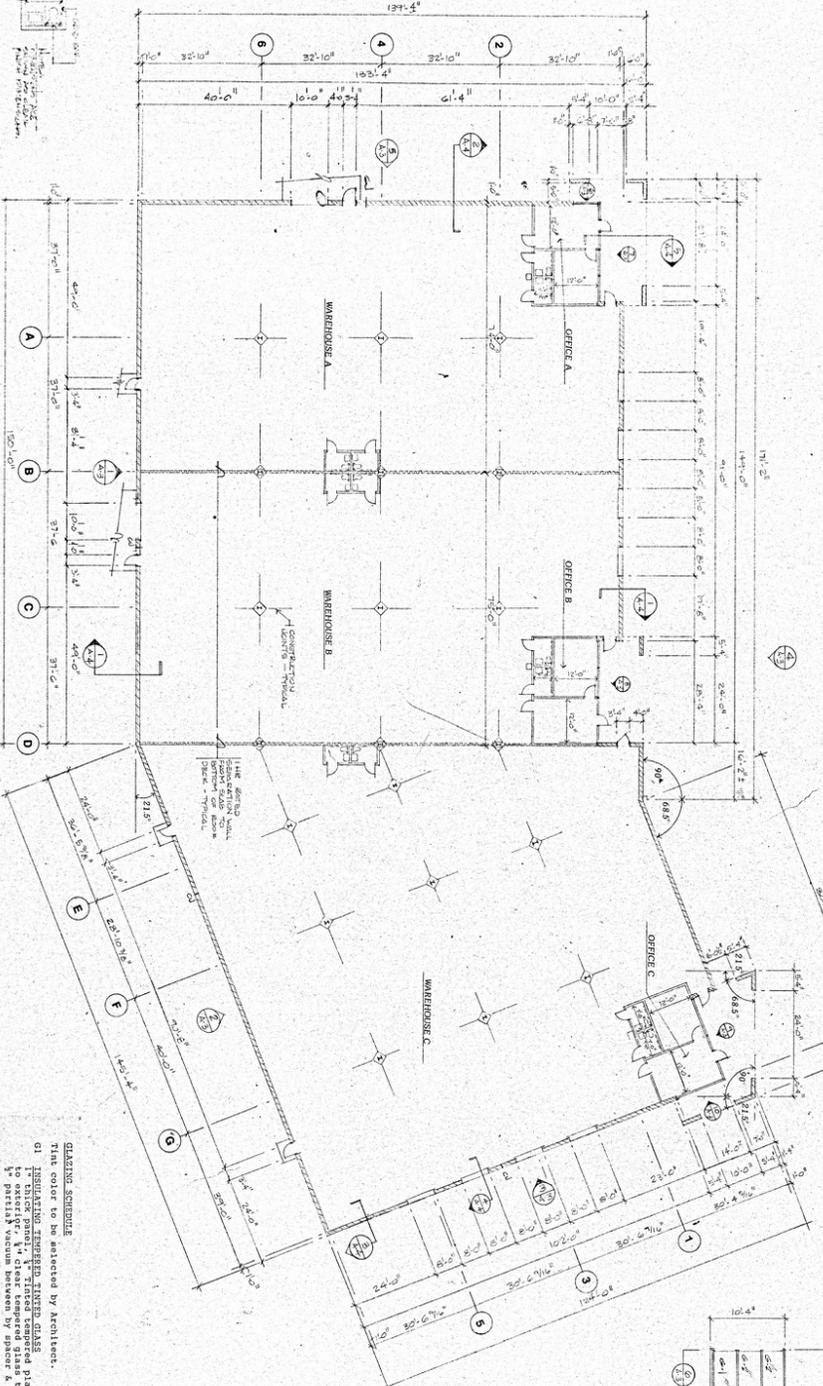
# PHOTOS & PROPERTY HIGHLIGHTS



TYPICAL TOILET PLAN  
SCALE: 1/8" = 1'-0"



FLOOR PLAN  
SCALE: 1/8" = 1'-0"



- GLASSING SCHEDULE**  
The color to be selected by Architect.
01. TINTED GLASS
  02. CLEAR GLASS
  03. TINTED GLASS
04. TINTED GLASS TO EXTERIOR, CLEAR GLASS TO INTERIOR.  
05. TINTED GLASS TO EXTERIOR, TINTED GLASS TO INTERIOR.  
06. TINTED GLASS TO EXTERIOR, TINTED GLASS TO INTERIOR, WITH CLEAR GLASS TO EXTERIOR.  
07. TINTED GLASS TO EXTERIOR, TINTED GLASS TO INTERIOR, WITH CLEAR GLASS TO EXTERIOR AND SHADING DEVICE.  
08. TINTED GLASS TO EXTERIOR, TINTED GLASS TO INTERIOR, WITH CLEAR GLASS TO EXTERIOR AND SHADING DEVICE.  
09. TINTED GLASS TO EXTERIOR, TINTED GLASS TO INTERIOR, WITH CLEAR GLASS TO EXTERIOR AND SHADING DEVICE.

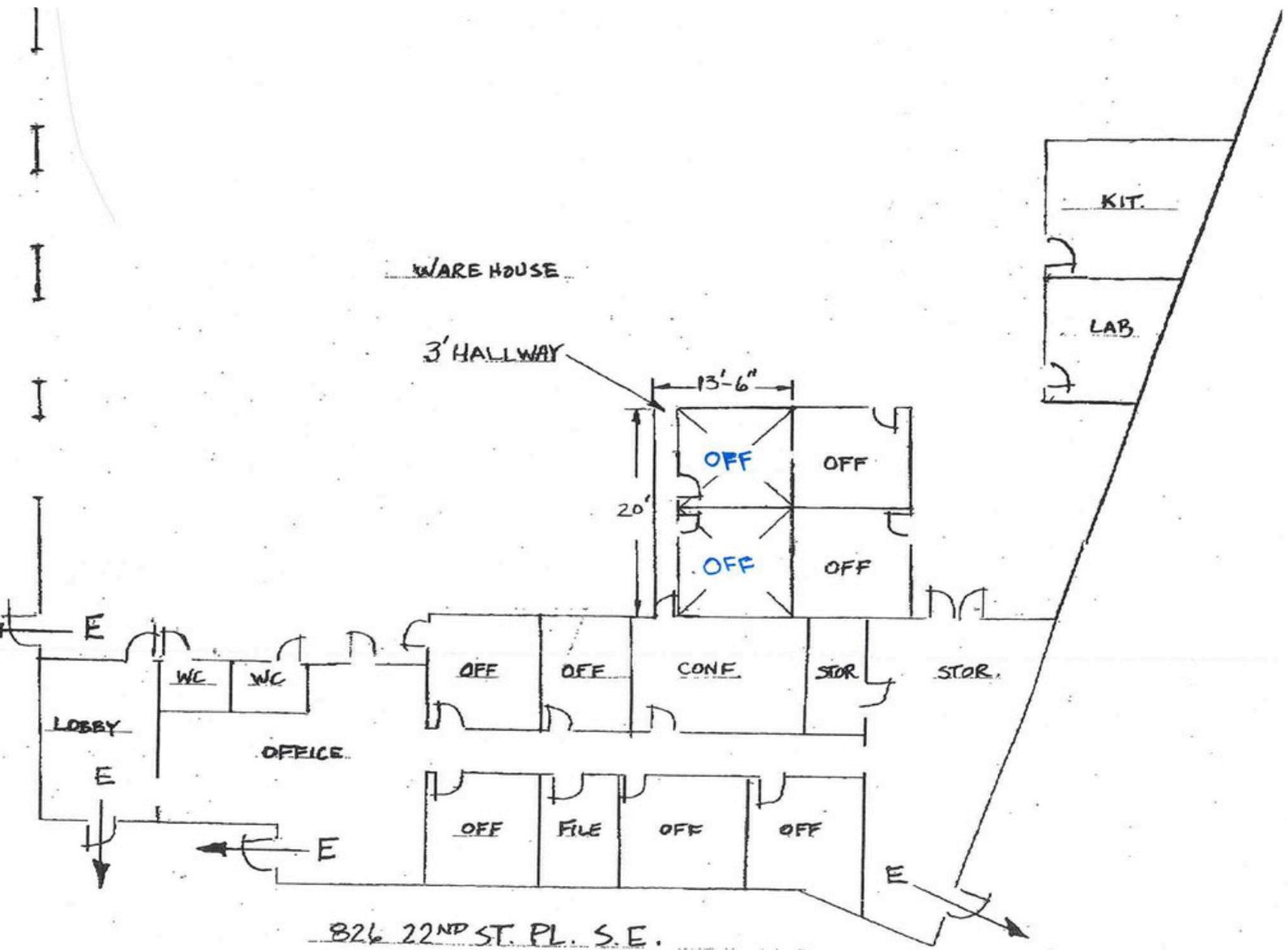
**STOREFRONT ELEVATIONS**  
SCALE: 1/8" = 1'-0"

1	2	3	4	5	6	7	8	9	10
10	11	12	13	14	15	16	17	18	19

WAREHOUSE PROJECT NO. 5 FOR:  
**MR. GEORGE BLACKWELDER**  
HICKORY, NORTH CAROLINA



**WM. P. REINHARDT, AIA**  
**ARCHITECT**  
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