



1050 A OLD LENOIR RD · HICKORY, NC · CATAWBA COUNTY

Versatile Warehouse-Office Unit

with quick access to US Hwy-321 in downtown.

OFFERED AT
\$1,350/MO

9'9"
 CLEAR HEIGHT

2,400^{SF}
 RENTABLE SQ FT

TWO
 EXTERIOR DOORS

This versatile 2,400 SF property is fully air-conditioned and features 125 SF of dedicated office space. The unit includes one bathroom for convenience, along with an 8'x8' ground-level door and a second 8'x8' delivery-height door set 2'6" off the ground for flexible loading and unloading. The warehouse offers 9'9" ceiling clearance, accommodating a range of storage and operational uses. A functional, well-equipped space suited for light industrial, distribution, or warehouse users seeking efficient access and workflow.

PROPERTY FACTS

PIN	279312951115 (Catawba County)
ZONING	IND
DOORS	8'x8' ground-level door & 8'x8' delivery door 2'6" off ground
HEAT/COOL	Fully-conditioned
FEATURES	125 sf office space & one bathroom



FOR INQUIRIES

GAVIN MITCHELL

Broker · Boyd & Hassell Industrial & Commercial Properties, Inc.

CELL 828.234.7676
OFFICE 828.322.1723
EMAIL gavin@bhicp.com
WEB bhicp.com

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Call Gavin · 828.234.7676

Email Gavin

Visit bhicp.com

View on County GIS

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