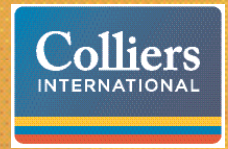


FOR SALE OR LEASE > INDUSTRIAL SPACE

409 Thornburg Drive SE

409 THORNBURG DRIVE SE CONOVER, NC



409 Thornburg > Industrial Space

Excellent accessibility to I-40, Highway 321 and Highway 16.

This quality manufacturing facility is available for sale or lease and is in excellent condition. It features heavy power and 60,000 square feet of air conditioned space.

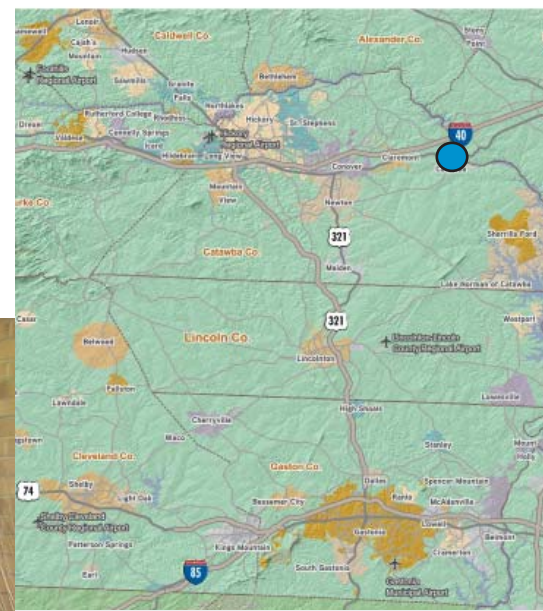
Building Amenities

- > 84,000 SF
- > 5.3 acres
- > Zoned M-1
- > 4,320 SF office
- > 16'5" clear height (bottom of joist)
- > 11 dock doors
- > 2 drive-in doors
- > 39' x 49' column spacing
- > West sprinkler system
- > 70% air conditioned
- > Heavy power
- > Excellent Condition
- > Lease rate: \$2.80/SF NNN

GRANT MILLER
704 409 2364
CHARLOTTE, NC
grant.miller@colliers.com

COLLIERS INTERNATIONAL
212 S. Tryon Street, Suite 375
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409 Thornburg Drive, SE >



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