

# 6 20th Street SW, Hickory, NC



6 20th St SW, Hickory, NC 28602



## Price: \$3.13 /SF/Yr

This listing is for 23,940 sf brick building that is in great condition and available for lease. The lease amount is \$6,250.00/mo. The ceiling height is 9'-16'. There is also 2,000 sf of office space. The truck loading area has (3) dock height and (2) ground level doors. There is public water & sewer. The air conditioning is in the office area only. There is unit heat in the building. The parking area is both paved and gravel.

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- Brick/Stucco Construction
- (3) dock height and (2) ground level doors in truck loading area
- Paved and Gravel Parking
- Ceiling Height 8'-16'
- Public water & sewer
- 2,000 sf office space

|                         |                  |
|-------------------------|------------------|
| Rental Rate:            | \$3.13 /SF/Yr    |
| Property Type:          | Industrial       |
| Rentable Building Area: | 23,940 SF        |
| Year Built:             | 1973             |
| Rental Rate Mo:         | \$0.26 USD/SF/Mo |

**Barrett Mitchell**

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**Boyd & Hassell Industrial  
& Commercial Properties**

200 1st Ave  
Hickory, NC 28601



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IMG\_2202

## Listing space

### 1st Floor

|                 |                |
|-----------------|----------------|
| Space Available | 23,940 SF      |
| Rental Rate     | \$3.13 /SF/Yr  |
| Date Available  | Immediate      |
| Service Type    | Modified Gross |
| Office Size     | 2,000 SF       |
| Space Type      | New            |
| Space Use       | Industrial     |
| Lease Term      | 1 Year         |

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## Property Photos



IMG\_2203



IMG\_2209



# 6 20th Street SW, Hickory, NC

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## Property Photos



IMG\_2204



6-20th-st-sw-3

# 6 20th Street SW, Hickory, NC

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## Property Photos



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IMG\_2207

# 6 20th Street SW, Hickory, NC

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## Property Photos



IMG\_2208



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## Location

