

INDUSTRIAL SITE FOR SALE | HICKORY, NC

1530 1ST AVENUE SW HICKORY, NC 28602



SPECIFICATIONS

Price: \$499,000

Acres: 6.65 +/-

Zoning: IND

Excellent industrial site with Hwy 321 access and close to I-40. Water and Sewer available on site.

COMMERCIAL



FIRST

Commercial Real Estate

Site Selection

Jenny Eckard

828.320.8989

jenny@commercialfirst.net

3031 North Center Street

Hickory, NC 28601

www.commercialfirst.net

SITE

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DEMOGRAPHICS

1530 1ST AVENUE SW HICKORY, NC 28602

1 Mile:

3 Miles:

5 Miles:

POPULATION: 2018

Total Population	3,948	29,801	63,837
Median Age	38.2	38.5	39.4
Employees	6,934	41,566	58,254
Establishments	578	3,196	4,497

INCOME: 2018

Median HH Income	\$33,151	\$46,829	\$52,035
Average HH Income	\$40,586	\$58,677	\$64,163
Per Capita Income	\$17,322	\$25,027	\$27,182

HOUSEHOLDS: 2018

Total Households	1,650	12,695	26,926
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HOUSING: 2018

Owner Occupied Housing Units	36.8%	49.5%	56.7%
Renter Occupied Housing Units	53.9%	42.9%	36.4%
Vacant Housing Units	9.4%	7.7%	6.9%

RACE: 2018

White	47.2%	69.9%	76.7%
Black	37.4%	17.4%	11.5%
Asian or Pacific Islander	4.7%	4.1%	4.5%
American Indian or Alaska Native	0.2%	0.3%	0.3%
Other Races	10.6%	8.3%	7.0%

ETHNICITY: 2018

Hispanic	13.1%	12.2%	10.1%
Non-Hispanic	86.9%	87.8%	89.9%

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