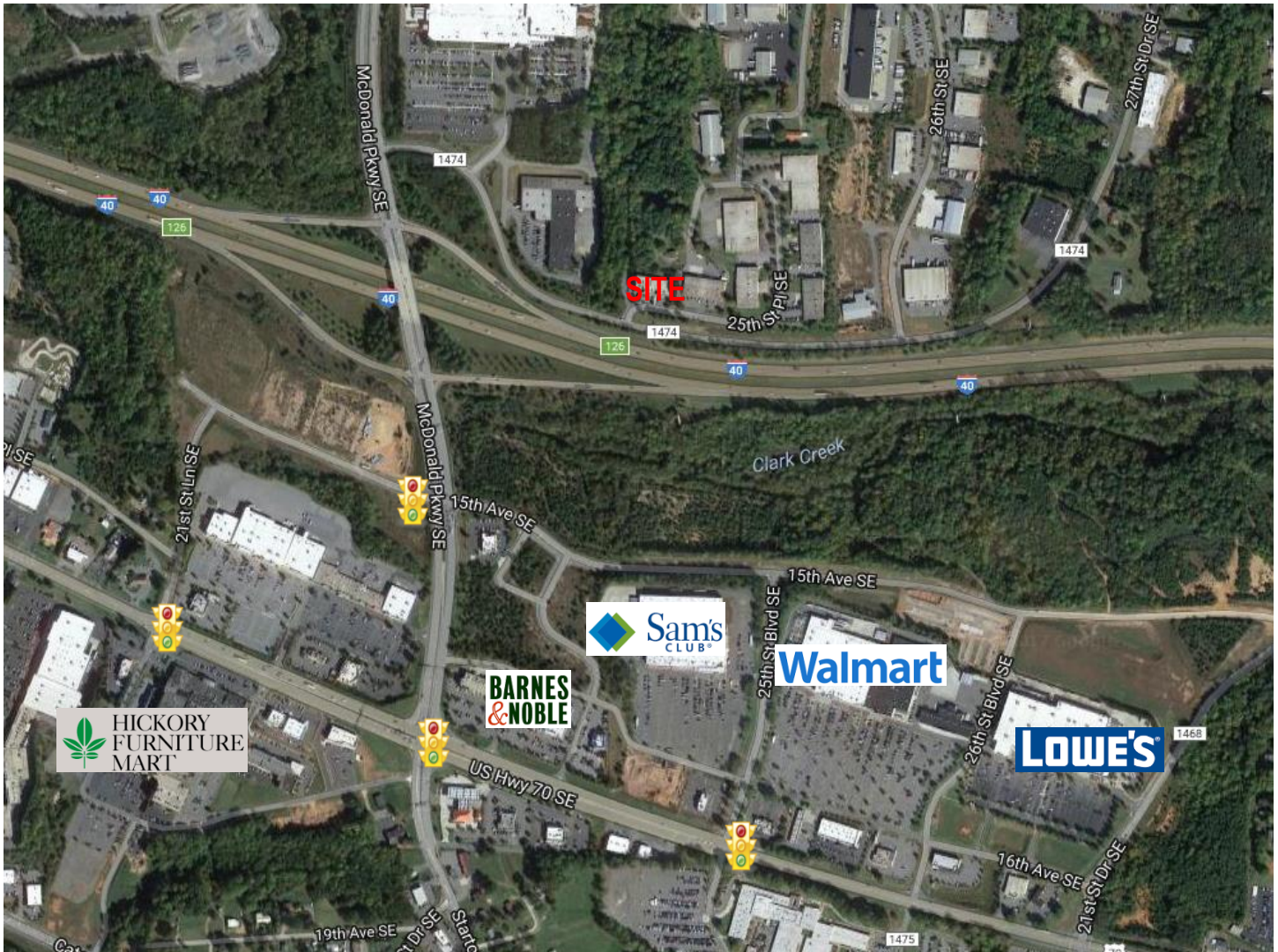


EXECUTIVE OFFICE FOR LEASE | HICKORY, NC

1270 25th Street Place SE Hickory, NC 28602



SPECIFICATIONS

Price: \$14/SF

SF: 17,815 Total (can be subdivided)

First Floor: 14,196 SF

Lower level: 3,619 SF

Zoning: IND

Year Built: 1988

Parking: 93 parking spaces (14 in front)



COMMERCIAL  FIRST

Commercial Real Estate | Site Selection

Ryan Lovern

828.446.8266

ryan@commercialfirst.net

3031 North Center Street

Hickory, NC 28601

www.commercialfirst.net

SITE

1270 25th Street Place SE Hickory, NC 28602



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PICTURES

1270 25th Street Place SE Hickory, NC 28602



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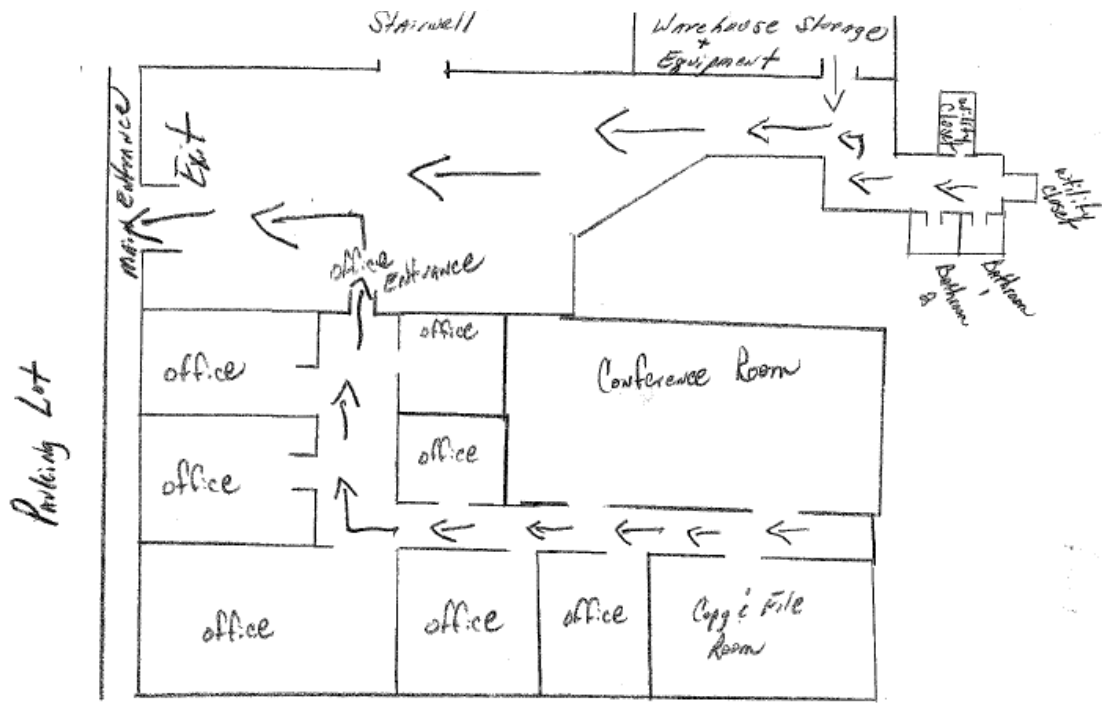
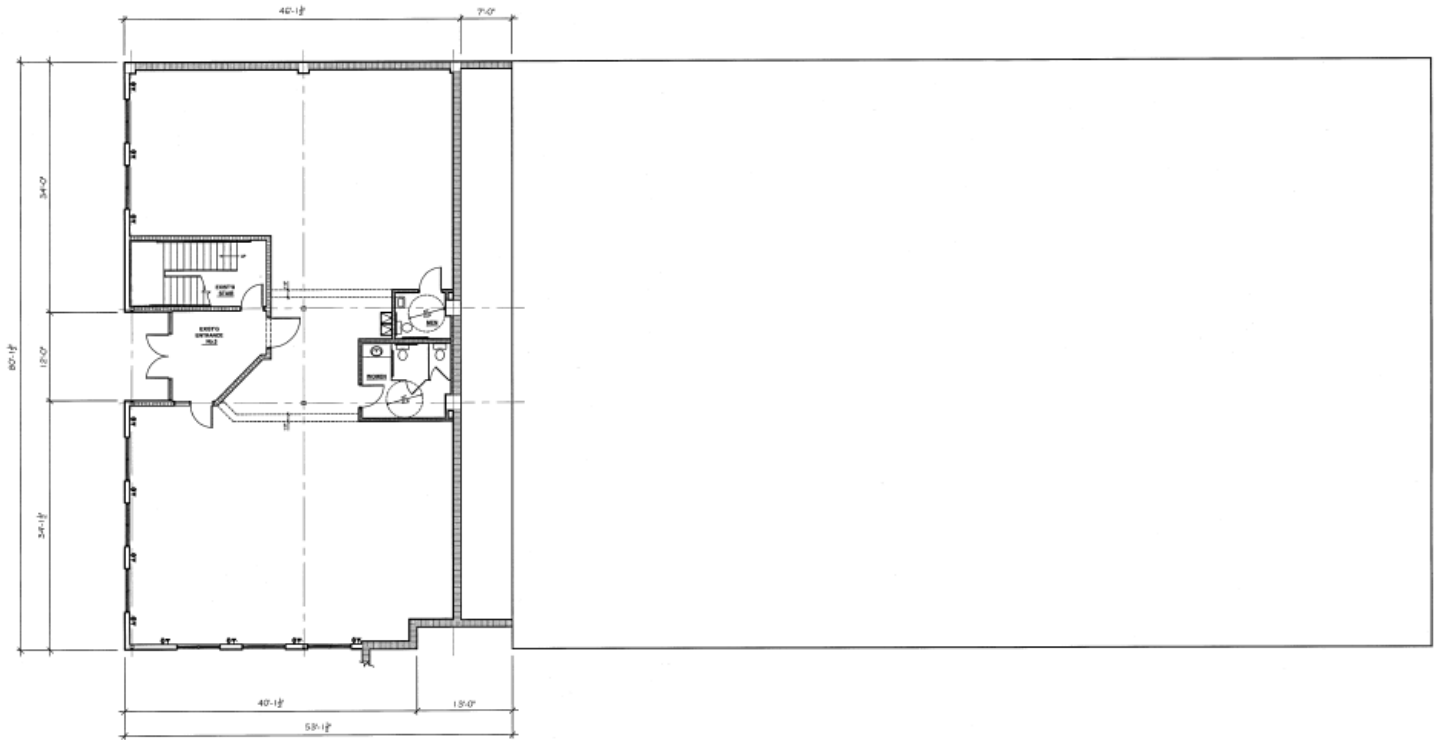
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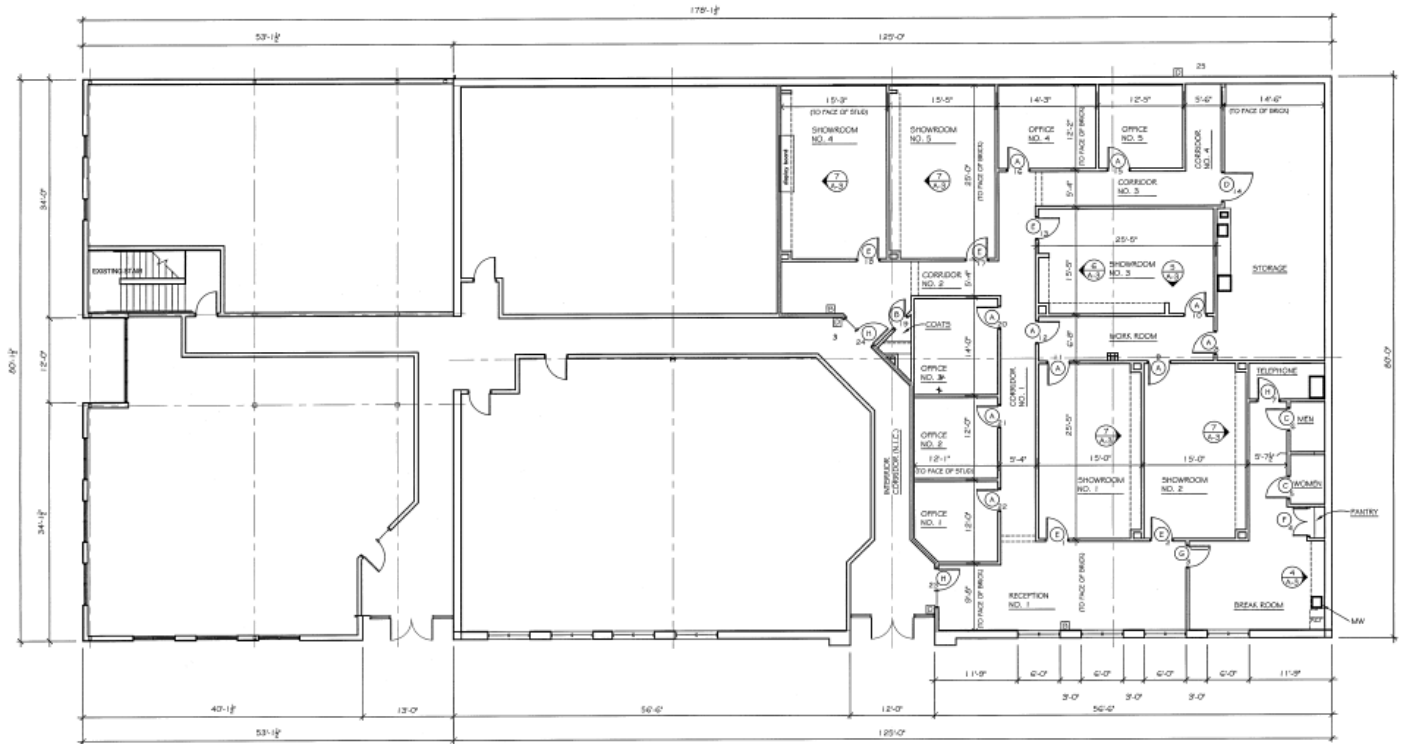
LOWER LEVEL FLOORPLAN

1270 25th Street Place SE Hickory, NC 28602



UPPER LEVEL FLOORPLAN

1270 25th Street Place SE Hickory, NC 28602



1 SECOND FLOOR PLAN
A1.1 SCALE: 1/8" = 1'-0"

DEMOGRAPHICS

1270 25th Street Place SE Hickory, NC 28602

	1 Mile:	3 Miles:	5 Miles:
POPULATION: 2017			
Total Population	858	5,221	17,013
Median Age	35.6	35.0	35.2
Establishments	99	882	1,719
INCOME: 2017			
Median HH Income	\$34,065	\$41,873	\$38,707
Average HH Income	\$38,207	\$51,611	\$47,725
Per Capita Income	\$13,764	\$21,142	\$19,353
HOUSEHOLDS: 2017			
Total Households	320	2,282	7,335
HOUSING: 2017			
Owner Occupied Housing Units	41.6%	45.7%	47.5%
Renter Occupied Housing Units	52.1%	47.3%	45.5%
Vacant Housing Units	6.3%	7.0%	7.0%
RACE: 2017			
White	58.4%	66.6%	64.4%
Black	19.3%	13.8%	18.4%
Asian or Pacific Islander	5.7%	7.5%	5.3%
American Indian or Alaska Native	0.4%	0.3%	0.4%
Other Races	16.1%	11.7%	11.5%
ETHNICITY: 2017			
Hispanic	27.1%	18.4%	18.4%
Non-Hispanic	72.9%	81.6%	81.6%

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