

1,500 +/- SF ON LR BLVD I HICKORY, NC

1085 LENOIR RHYNE BLVD SE HICKORY, NC 28602



SPECIFICATIONS

Price: 2,500/month

SF: 1,800 +/-

Office/medical space with great visibility from LR Blvd. Regional access from I-40 and surrounding counties and high traffic counts. Office offers large windows and endless upfit possibilities. Fresh Dental is newly occupying a portion of the building and have a beautifully updated/modern space. Great business potential in an excellent location. Convenient to shopping and dining.

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

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	1 Mile:	3 Miles:	5 Miles:
POPULATION: 2018			
Total Population	4,885	35,393	67,725
Median Age	34.1	37.8	39.1
Employees	8,358	41,173	62,665
Establishments	639	3,185	4,614
INCOME: 2018			
Median HH Income	\$32,702	\$47,094	\$52,059
Average HH Income	\$41,334	\$59,640	\$65,354
Per Capita Income	\$16,902	\$25,873	\$27,440
HOUSEHOLDS: 2018			
Total Households	1,936	15,234	28,313
HOUSING: 2018			
Owner Occupied Housing Units	37.1%	46.9%	57.4%
Renter Occupied Housing Units	54.1%	45.9%	36.1%
Vacant Housing Units	8.8%	7.2%	6.5%
RACE: 2018			
White	58.8%	70.1%	75.7%
Black	28.9%	16.2%	11.3%
Asian or Pacific Islander	2.8%	4.3%	4.5%
American Indian or Alaska Native	0.3%	0.3%	0.3%
Other Races	9.2%	9.1%	8.2%
ETHNICITY: 2018			
Hispanic	17.4%	13.9%	11.9%
Non-Hispanic	82.6%	86.1%	88.1%