

# RETAIL WITH LAND ON LR BLVD I HICKORY, NC

606 LENOIR RHYNE BLVD SE HICKORY, NC 28602



## SPECIFICATIONS

Price: \$259,000

SF: 1,485 +/-

Acres: 2.35

Zoning: C-2

Year Built: 1978

Former Extreme Audio for sale! Great visibility with excellent traffic. Fenced in area with extra lot.



COMMERCIAL  FIRST

Commercial Real Estate | Site Selection

Jenny Eckard

828.320.8989

[jenny@commercialfirst.net](mailto:jenny@commercialfirst.net)

3031 North Center Street

Hickory, NC 28601

[www.commercialfirst.net](http://www.commercialfirst.net)



# SITE

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# PICTURES

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# DEMOGRAPHICS

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	1 Mile:	3 Miles:	5 Miles:
<b>POPULATION:</b>			
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
<b>INCOME:</b>			
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
<b>HOUSEHOLDS:</b>			
Total Households	1,936	15,234	28,313
<b>HOUSING:</b>			
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%
<b>RACE:</b>			
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%
<b>ETHNICITY:</b>			
Hispanic	17.4%	13.9%	11.9%
Non-Hispanic	82.6%	86.1%	88.1%

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