

# 5K +/- SF INDUSTRIAL BUILDING | HICKORY, NC

1508 4TH AVENUE SE HICKORY, NC 28602



## SPECIFICATIONS

Price: \$285,000

SF: 5,000 +/-

Acreage: 1.06

Zoning: IND

Excellent visibility and access to I-40, Hickory, and Conover. Located just off Tate Blvd. Portion of building is heated and cooled and the building is sprinkled.



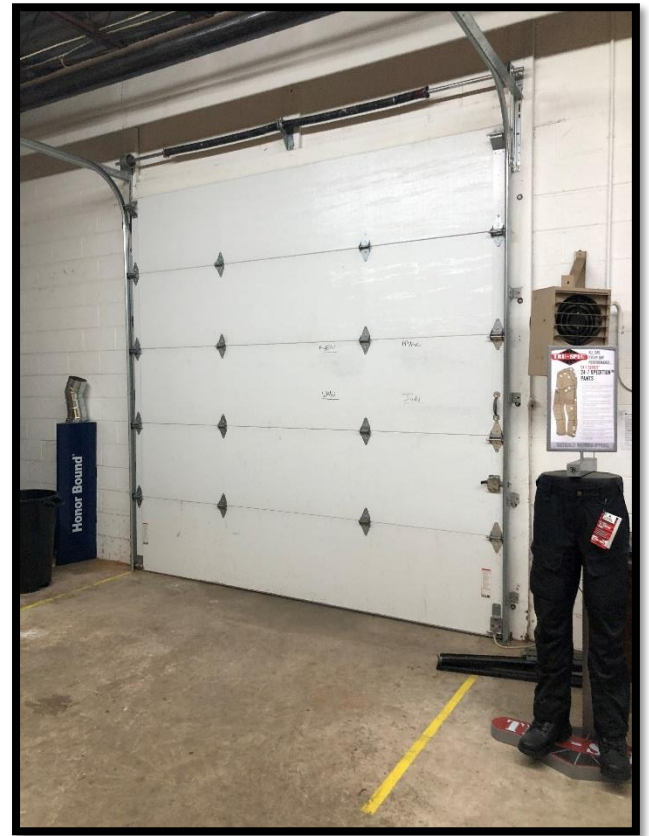
# SITE

1508 4TH AVENUE SE HICKORY, NC 28602



# PICTURES

1508 4TH AVENUE SE HICKORY, NC 28602



COMMERCIAL  FIRST

Commercial Real Estate | Site Selection

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# DEMOGRAPHICS

1508 4TH AVENUE SE HICKORY, NC 28602

	<b>1 Miles:</b>	<b>3 Miles:</b>	<b>5 Miles:</b>
<b>POPULATION:</b>			
Total Population	4,304	36,212	66,133
Median Age	44.2	40.6	40.0
Employees	1,545	21,026	53,083
Establishments	205	1,994	4,237
<b>INCOME:</b>			
Median HH Income	\$63,728	\$57,340	\$52,054
Average HH Income	\$84,709	\$74,542	\$65,763
Per Capita Income	\$37,960	\$32,047	\$27,557
<b>HOUSEHOLDS:</b>			
Total Households	1,927	15,501	27,596
Average Household Size	2.2	2.3	2.3
<b>HOUSING:</b>			
Owner Occupied Housing Units	1,267	9,691	17,617
Renter Occupied Housing Units	660	5,810	9,980
Vacant Housing Units	129	1,002	1,820
<b>RACE:</b>			
White	3,694	29,874	51,576
Black	232	2,743	6,881
American Indian, Eskimo, Aleut	8	117	203
Asian	172	1,234	2,445
Hawaiian or Pacific Islander	1	11	27
Other	121	1,447	3,532
Multirace	77	787	1,468
<b>ETHNICITY:</b>			
Hispanic	6.9%	9.4%	11.0%
Non-Hispanic	93.1%	90.6%	89.0%