

# INDUSTRIAL BUILDING FOR LEASE

9500 SYNERGY WAY HILDEBRAN, NC 28637





# AERIAL



**Zion**  
INDUSTRIES, INC.





# DETAILS

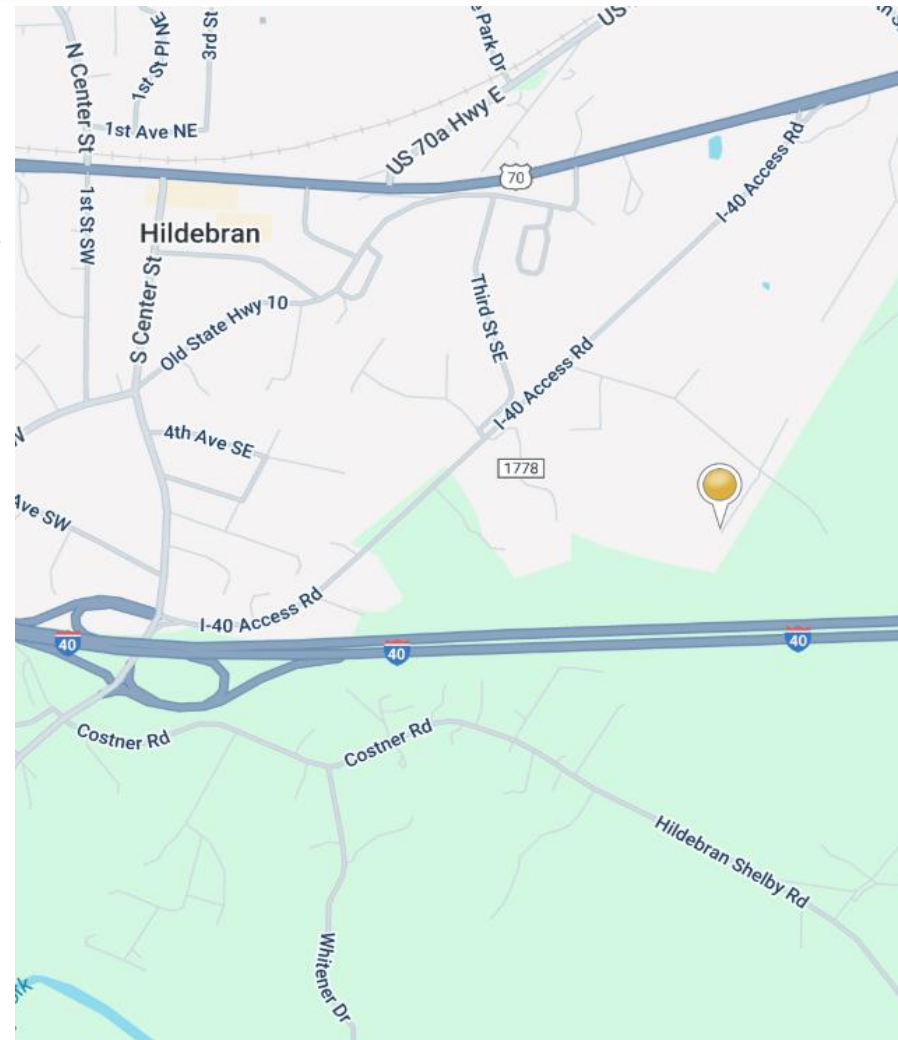
## SPECIFICATIONS

Price:	\$14,000/month
SF:	32,000 +/- (6,000 +/- SF smaller building)
Zoning:	G-M

This property provides an opportunity to acquire a fully functional trucking terminal in an easily accessible location. This site has 48 dock high doors, a spacious office area which includes several offices and a conference room. There is a separate building with 6 large drive-in doors for mechanics and maintenance. This property provides extensive parking for trucks, trailers, and employee vehicles. Whether you are expanding a growing fleet or seeking a strategic distribution hub, this terminal delivers the infrastructure and location needed for success.

## DEMOGRAPHICS

RADIUS	1 MILE	3 MILE	5 MILE
Total Population	7,281	36,777	72,484
Total Household	2,878	15,948	30,186
Median Household Income	\$47,164	\$57,096	\$65,226
Total Employees	11,305	39,206	52,803



# PICTURES





# INTERIOR PICTURES





## **FOR MORE INFORMATION:**

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