

Buildings ranging from
±7,034 SF - ±35,780 SF

FOR LEASE
**INDUSTRIAL
PARK**

STATESVILLE, NC



INDUSTRIAL PARK HIGHLIGHTS

- Iredell County warehouse leasing opportunities in close proximity to I-40 & I-77
- Eight Spaces Available ranging from ±7,034 - ± 35,780 SF
- All spaces equipped with dock doors
- Zoned Light Industrial

PARK AVAILABILITIES

- Combined ± 132,497 SF Industrial Park
- 120 Anna Dr ± 11,049 SF
- 1705 Gregory Road ± 35,780 SF
- 116 Wooten St ± 20,000 SF
- 1909 Clayton St ± 19,000 SF
- 1860 Weinig St ± 15,221 SF
- 1707 Gregory Road ± 12,500 SF
- 1709 Gregory Road ± 11,913 SF
- 1911-B Clayton St ± 7,034 SF

Colliers

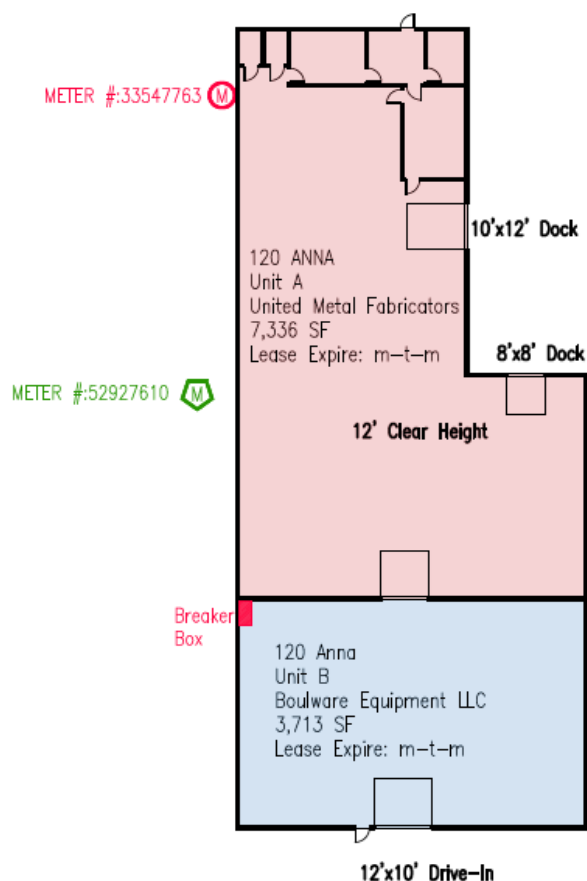
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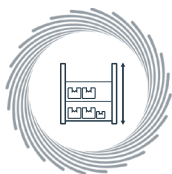
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120 ANNA DR



PROPERTY FEATURES



CLEAR HEIGHT
12'



SQUARE FEET
11,049 SF



DOCKS
1 Drive-In Door
2 Dock High Doors

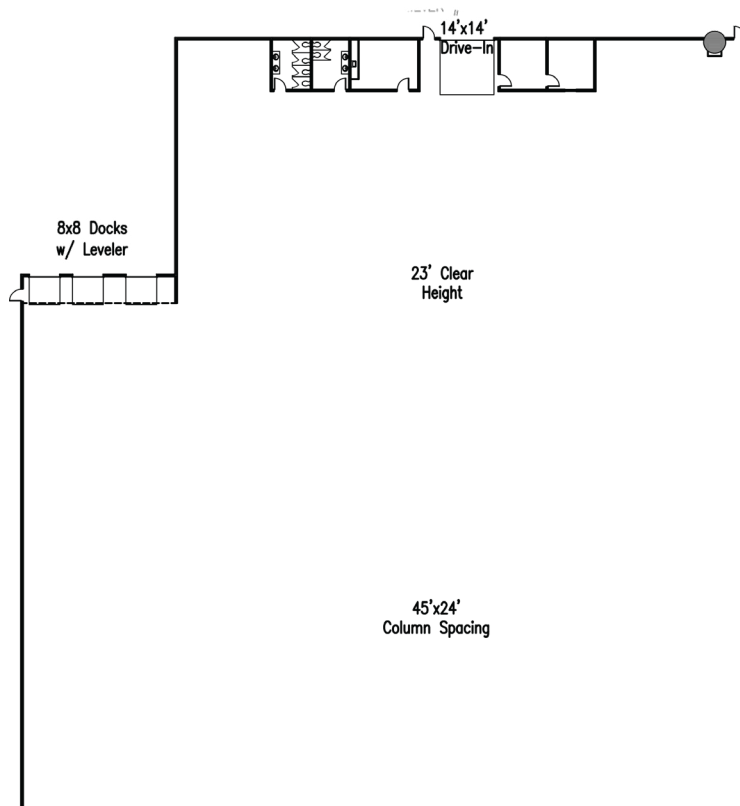
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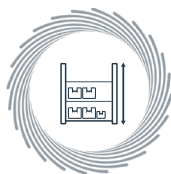
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1705 GREGORY RD



PROPERTY FEATURES



CLEAR HEIGHT
23'



SPRINKLERS
100% Wet



SQUARE FEET
35,780 SF



DOCKS
1 Large Drive-In Doors
3 Dock High Doors



ZONING
Light Industrial

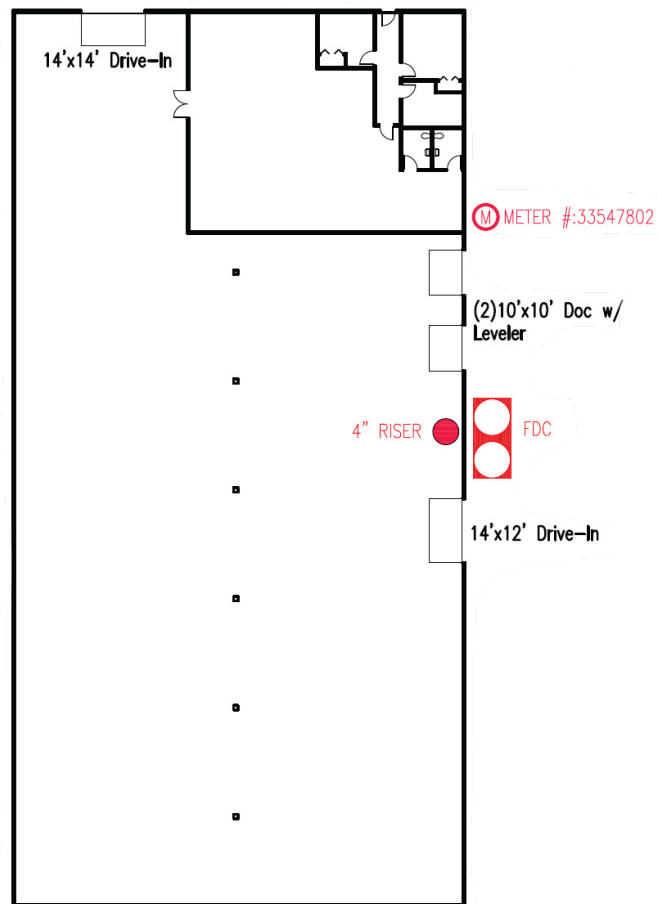
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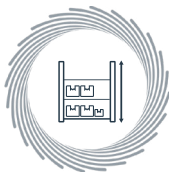
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116 WOOTEN ST



PROPERTY FEATURES



CLEAR HEIGHT
18' 9" @ center,
15' 4" @ eaves



SPRINKLERS
100% Wet



SQUARE FEET
20,000 SF



OFFICE
Less than 5%



POWER
200 amps

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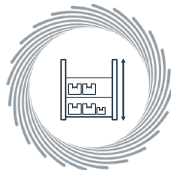
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M METER #:55839172

M Meter #: 33548438

PROPERTY FEATURES



CLEAR HEIGHT
18'8" at center
13'5" at eaves



SPRINKLERS
100% Wet



SQUARE FEET
19,000 SF



DOCKS
1 Dock-High
Doors with levelers
3 Drive-in Door



ZONING
Light Industrial

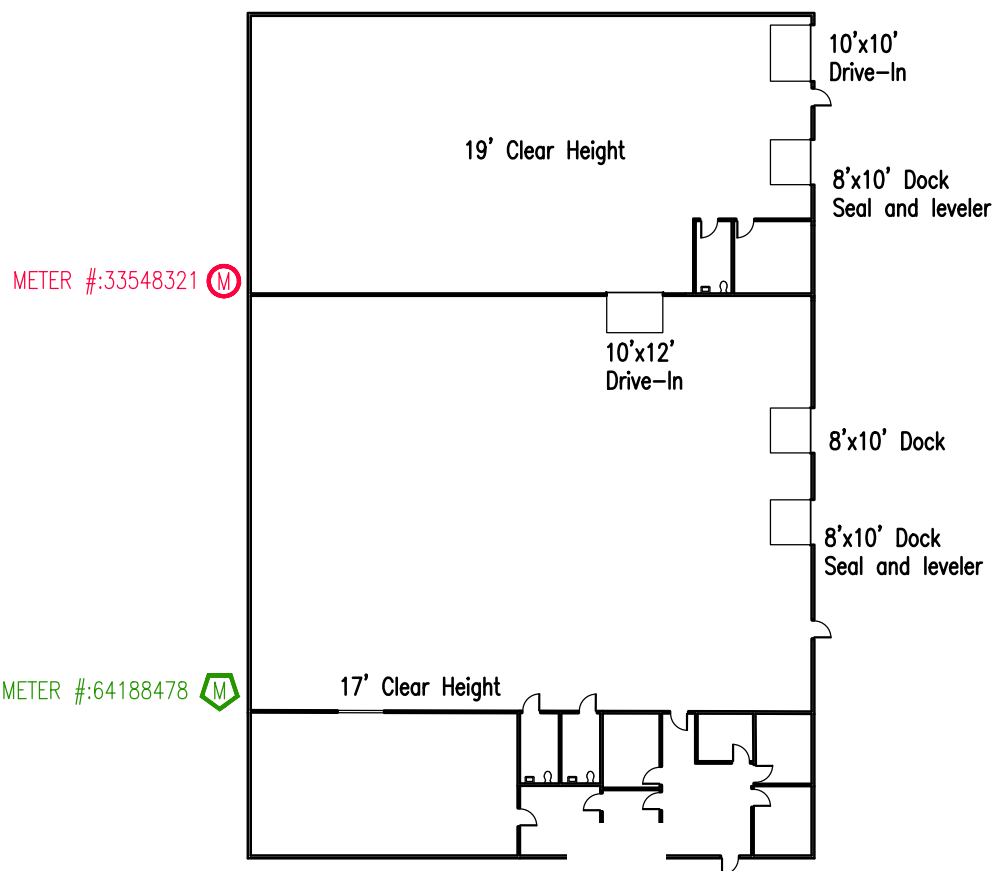
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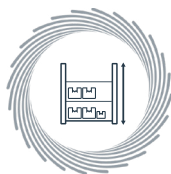
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1860 WEINIG ST



PROPERTY FEATURES



CLEAR HEIGHT
17' - 19'



SPRINKLERS
100% Wet



SQUARE FEET
15,221 SF



DOCKS
(1) 10' x 10' Drive-In
(3) 8' x 10' Dock Doors



ZONING
Light Industrial

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1707 GREGORY RD



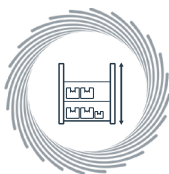
1707 Gregory Rd
Unit A
INTERNATIONAL PAPER COMPANY
12,500 SF
Lease Expire: 12-31-2022

14'x12' Drive-In

6" FIRE
RISER

M METER #:J3169348

PROPERTY FEATURES



CLEAR HEIGHT
20'



SPRINKLERS
100% Wet



SQUARE FEET
12,500 SF



DOCKS
1 Drive-In Door



ZONING
Light Industrial

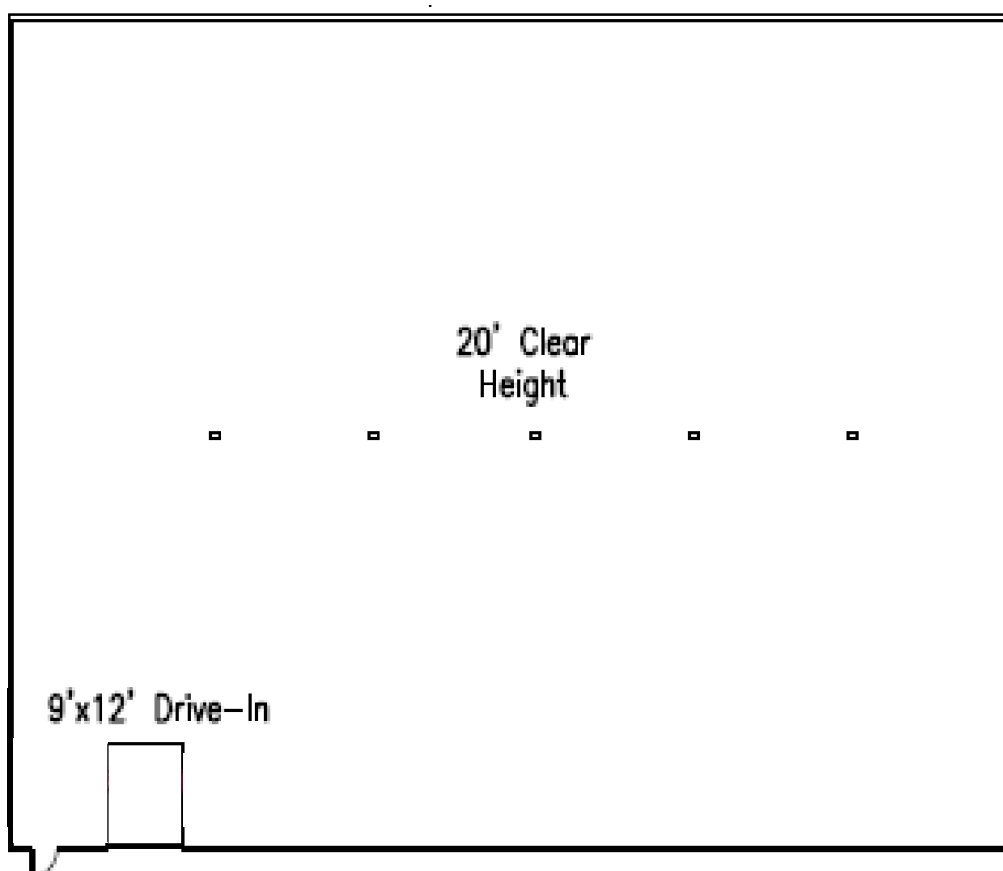
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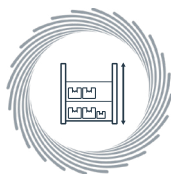
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1709 GREGORY RD



PROPERTY FEATURES



CLEAR HEIGHT
20'



SPRINKLERS
100% Wet



SQUARE FEET
11,913 SF



DOCKS
1 Drive-In Door



ZONING
Light Industrial

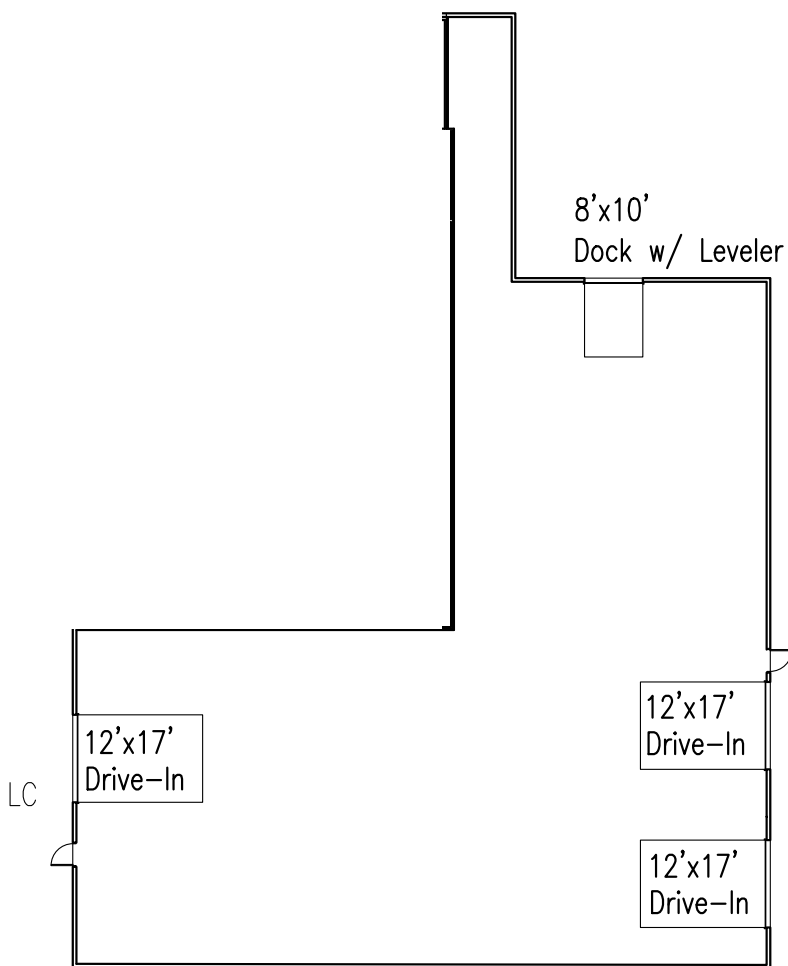
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1911-B CLAYTON ST



PROPERTY FEATURES



SQUARE FEET
7,034 SF



DOCKS
1 Dock-High Door
3 Drive-in Doors



ZONING
Light Industrial

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