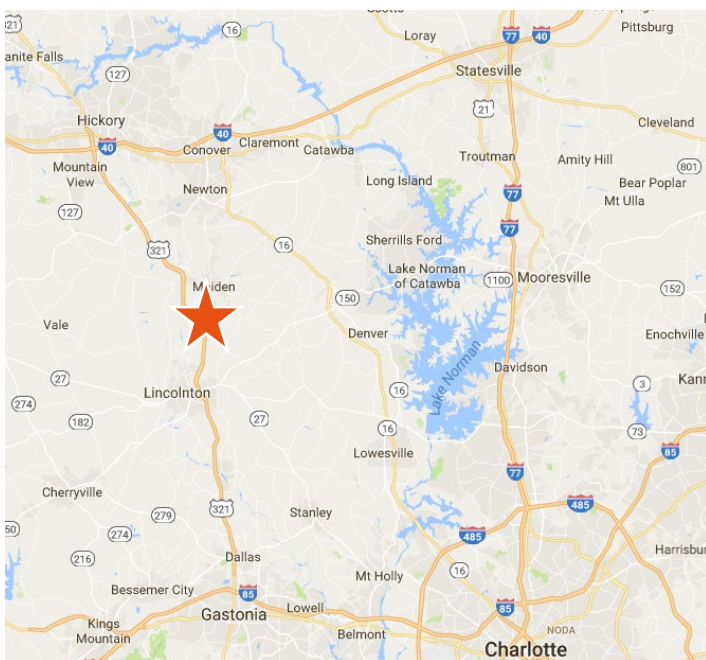


3333 FINGER MILL ROAD
LINCOLNTON, NC 28092

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INDUSTRIAL SPACE FOR LEASE



PROPERTY FEATURES

| | |
|-----------------------|------------------|
| TOTAL SQUARE FEET | ± 60,540 SF |
| OFFICE SQUARE FEET | ± 2,400 SF |
| WAREHOUSE SQUARE FEET | ± 58,140 SF |
| ACREAGE | 8.54 Acres |
| CLEAR HEIGHT | 24' |
| COLUMN SPACING | 50' x 50' |
| AVAILABLE | Immediately |
| ASKING RATE | Call For Pricing |

For more information, please contact:

DAVID HANNA
704.705.3862
david.hanna@foundrycommercial.com

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704.705.3852
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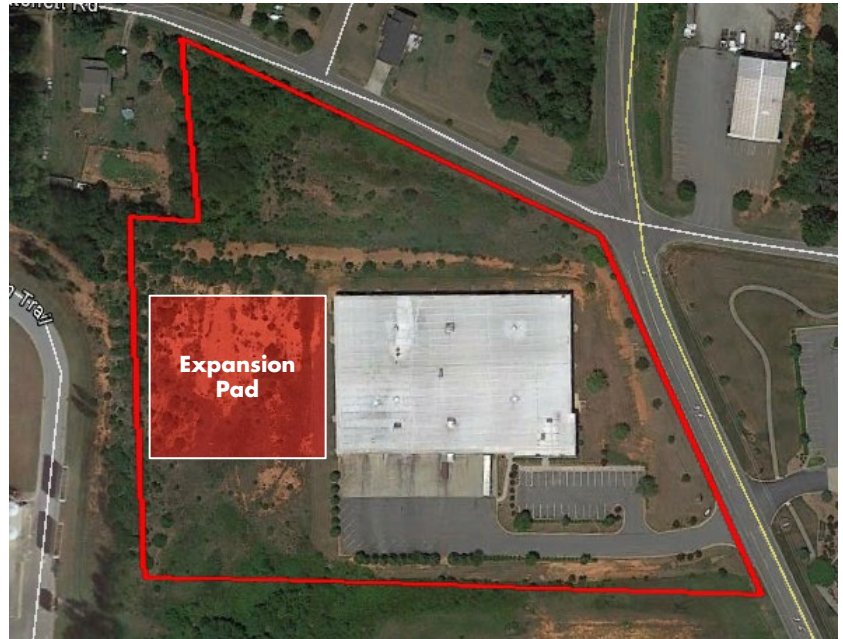
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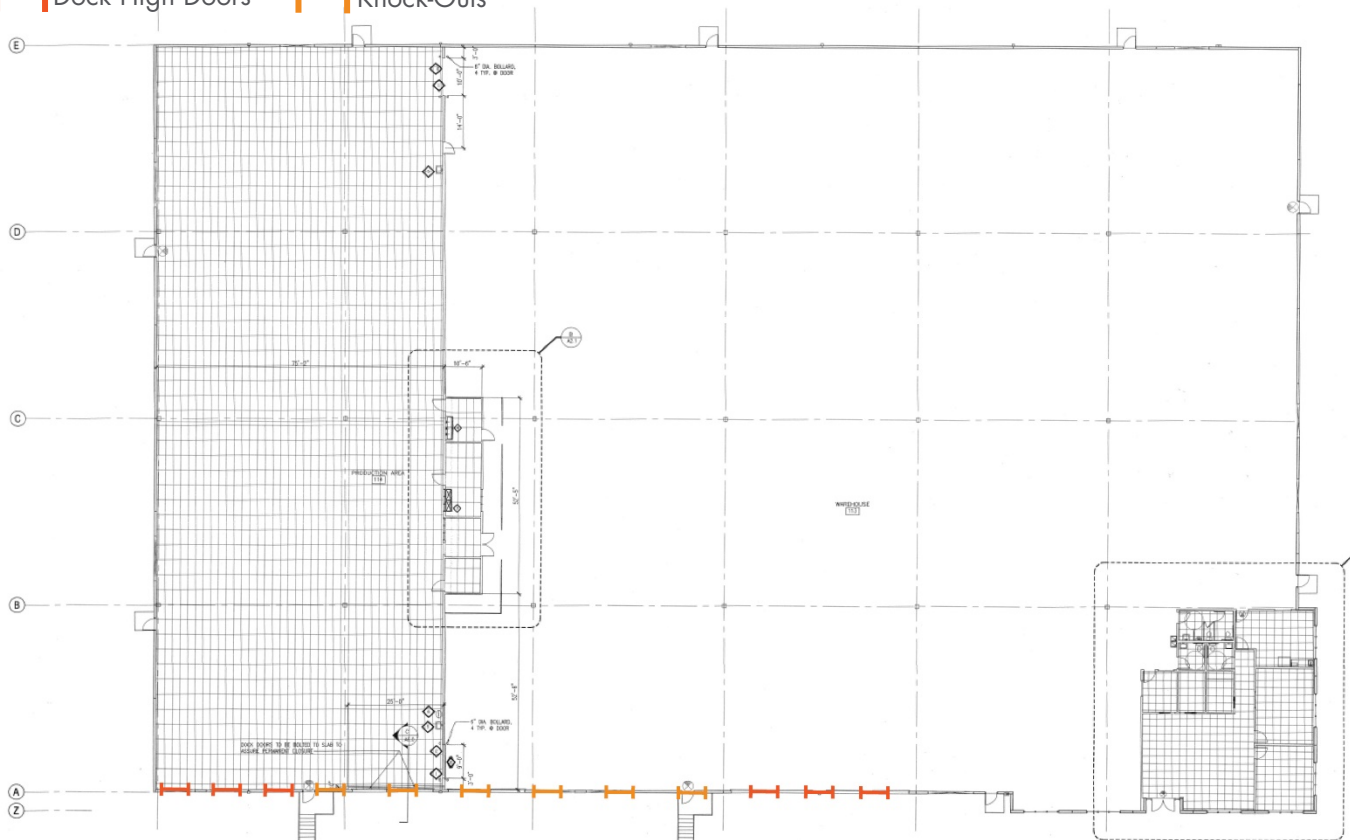
3333 FINGER MILL ROAD LINCOLNTON, NC 28092

PROPERTY FEATURES

- **60,540 SF Total Available**
- ± 2,400 SF Office
- Column Spacing: 50' x 50'
- Floor: 6" Concrete; 4000 psi
- 130 Tuck Court w/ 55' Concrete Apron
- 30 Parking Spaces
- 6 Dock High Doors
- 6 Knock-Outs for Potential Dock Doors
- Wet Sprinkler Sized For ESFR (NFPA 13 Extra Hazard II)



 Dock High Doors  Knock-Outs



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