



3099 FINGER MILL ROAD, LINCOLNTON, NC
±272,788 SF AVAILABLE

MATT TREBLE

Vice Chair

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Executive Managing Director

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Director

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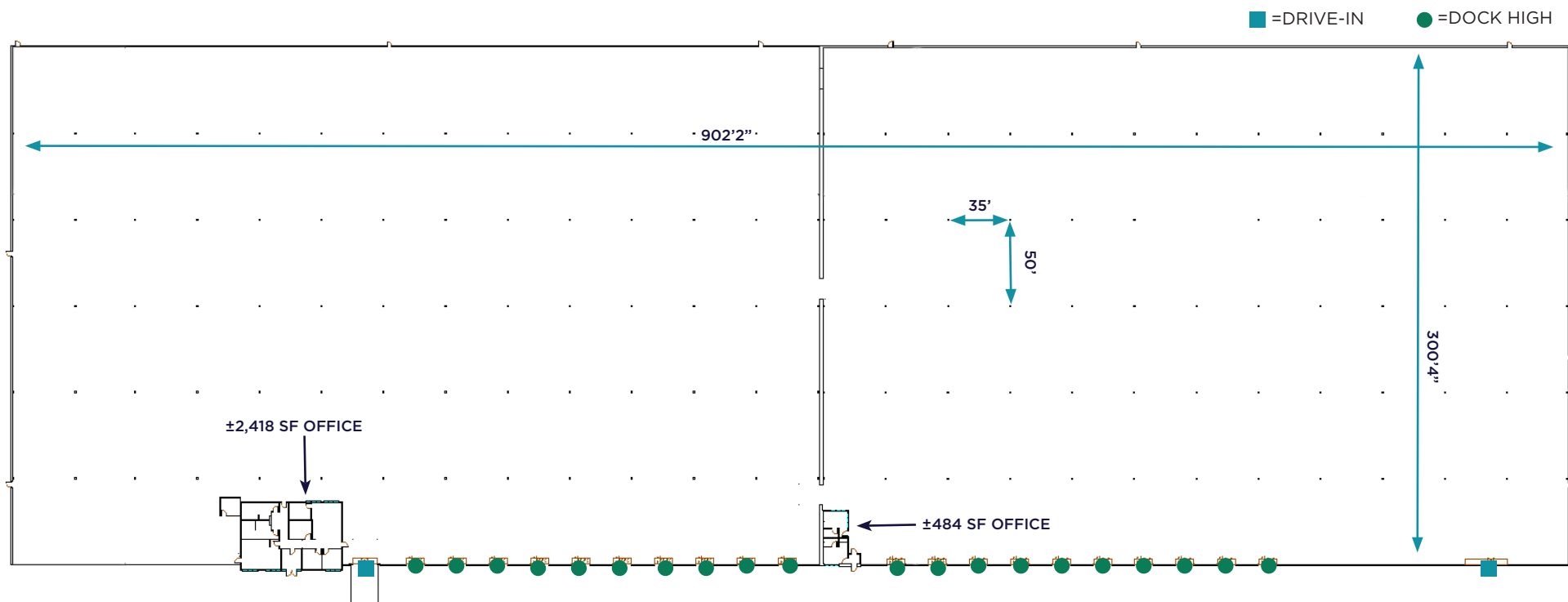
Frances.crisler@cushwake.com**DREW COHOLAN**

Senior Director

+1 704 620 6124

Drew.coholan@cushwake.com

PROPERTY HIGHLIGHTS




±272,788 SF
Available


±2.17 AC
Outdoor Storage Area


±2,902 SF
Office


26'
Clear height


ESFR
Sprinkler


35' x 50'
Column Spacing


20 with Pit Levelers
(Expandable)
Dock High Doors


2 (24' x 14'
& 14' x 14')
Drive In Doors


100,000-150,000 SF
EXPANSION PAD


LED
Lighting


Approx 3,000 Amps
Power

*Roof Replacement: 2022

LOCATION



51 min, ± 42.5 Miles to
**UPTOWN
CHARLOTTE**



41 min, ± 35 Miles
**CHARLOTTE
DOUGLAS
INTL. AIRPORT**



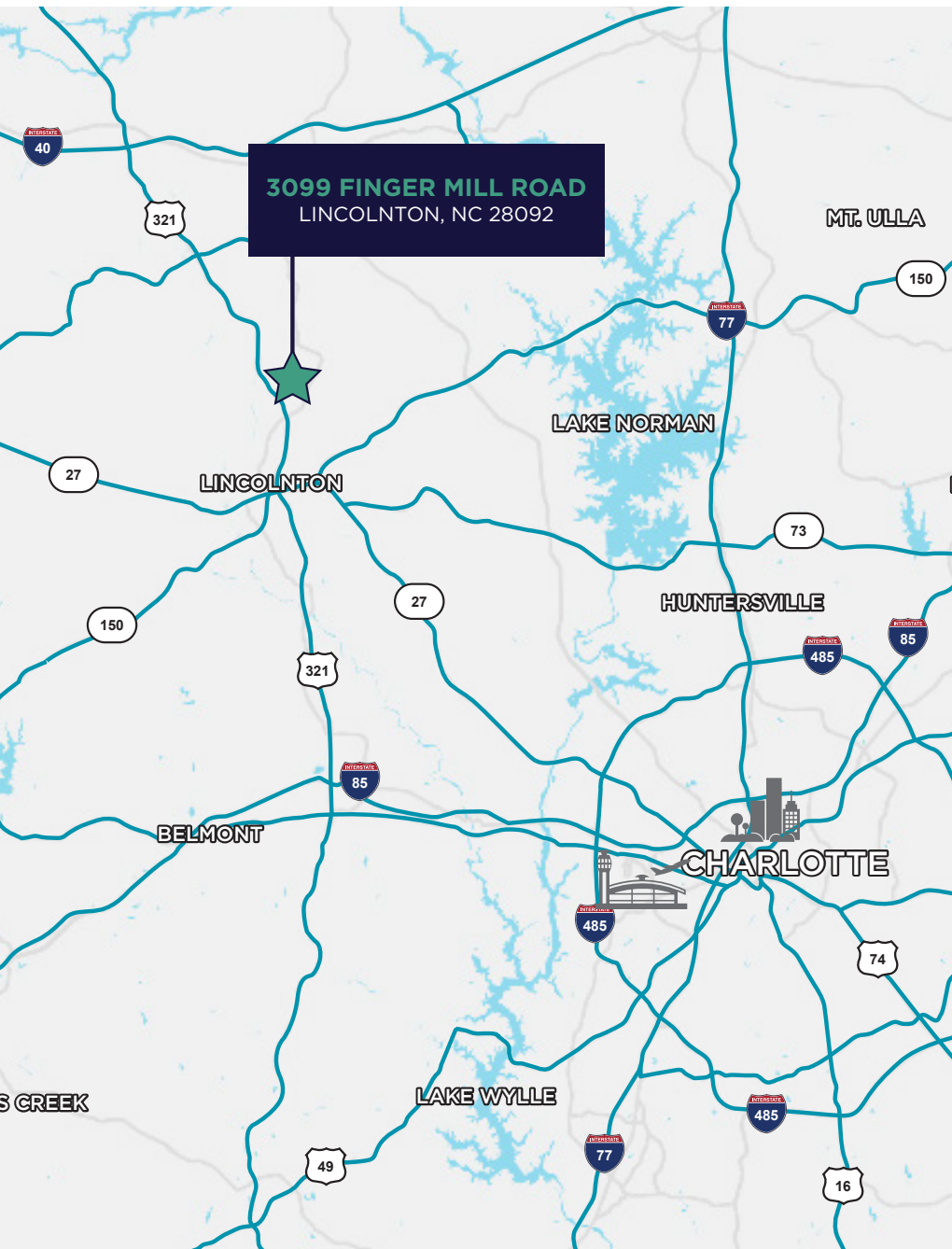
24 min 19 miles
I-85



24 min 19 miles
I-40

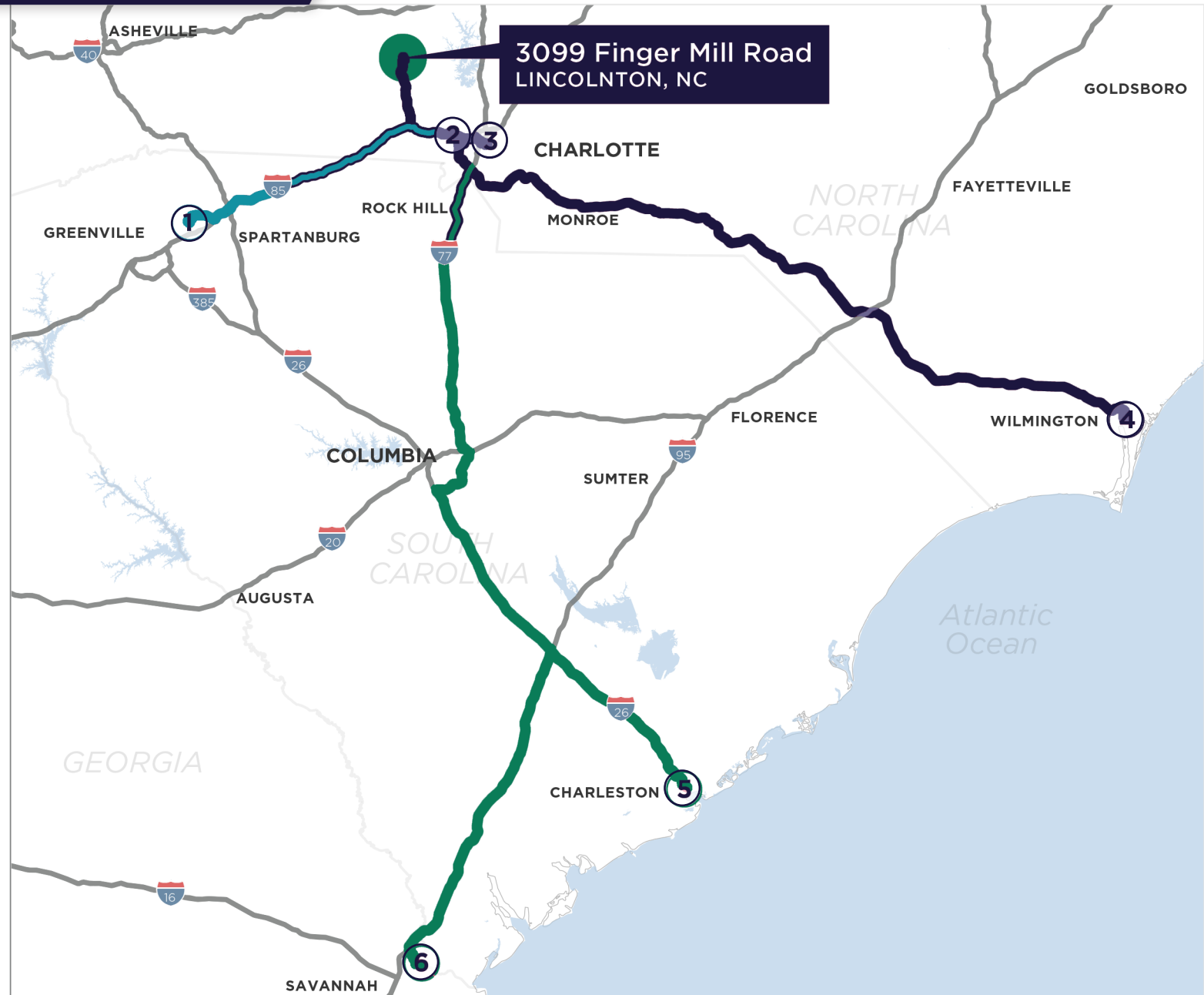


5 min 1.7 miles
**321
CONNECTIVITY**



REGIONAL CONNECTIVITY

- 1 Inland Port Greer**
1.5 hours | 86 miles
- 2 Charlotte Douglas International Airport**
41 mins | 35.5 miles
- 3 Charlotte, NC**
48.8 mins | 41.3 miles
- 4 Port of Wilmington**
4 hours | 245 miles
- 5 Port of Charleston**
3.75 hours | 240 miles
- 6 Port of Savannah**
4.5 hours | 284 miles





**±2.17 ACRES OF
OUTSIDE STORAGE**

FOR MORE INFORMATION, PLEASE CONTACT:

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