



# VARIOUS SIZED OFFICE SUITES

\$12-14/SF

This full-service building is in a fantastic location, right in the heart of Downtown on First Avenue NW with views of Downtown Hickory and beyond. There are multiple suites available, starting at \$12/sf.

200 1ST AVENUE NW

*Downtown Hickory*

CONTACT FOR MORE INFORMATION

**GAVIN MITCHELL**

Real Estate Broker

(828) 322-1723 | gavin@bhicp.com



PROPERTY HIGHLIGHTS & PHOTOS



**SUITE 310**



**SUITE 404**



**SUITE 408**

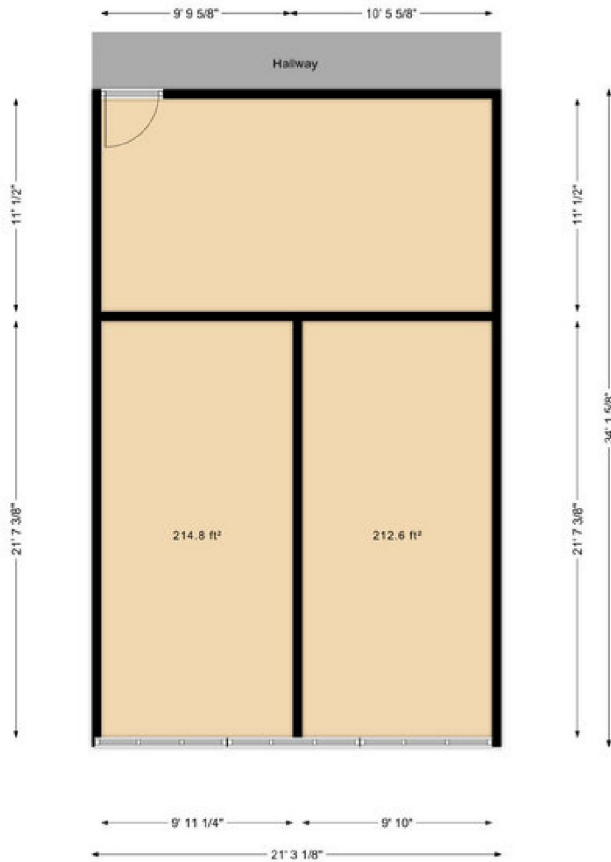


**SUITE 620**

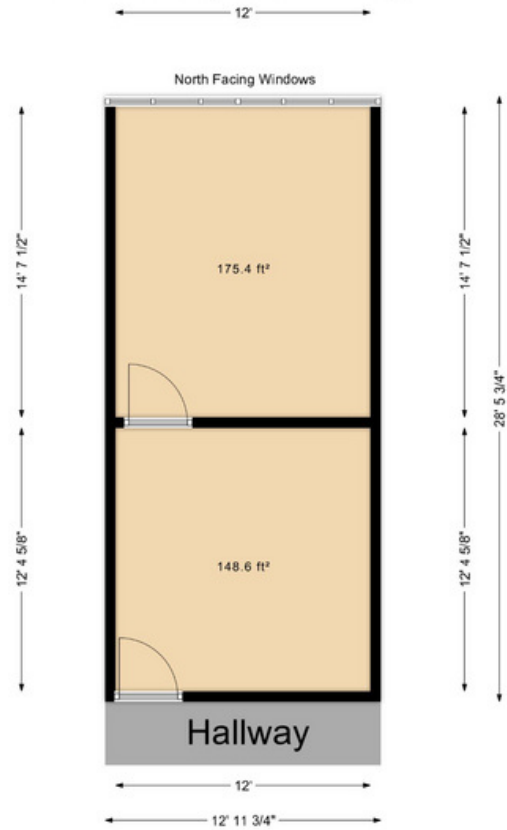


200 FIRST AVENUE NW, SUITE 507, HICKORY, NC 28601

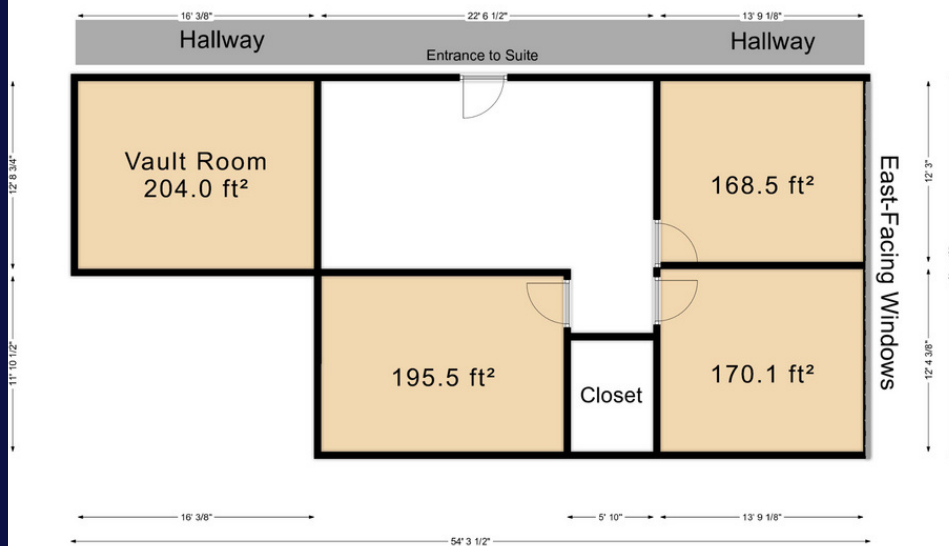
**Suite 310**  
Estimated Interior Square Footage

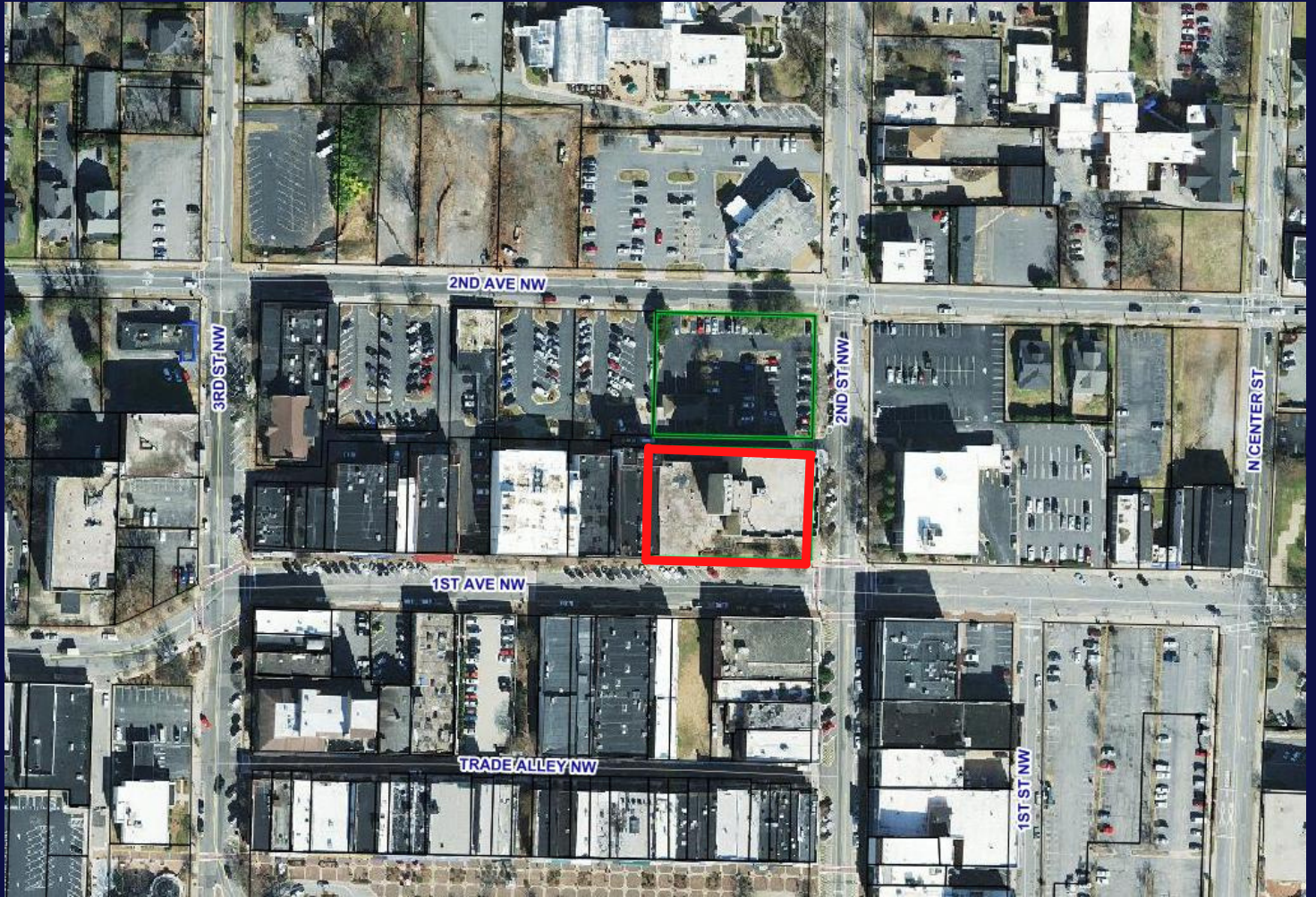


**Suite 404**  
Rough Estimate of Interior Square Footage



**Suite 408**  
Rough Estimate of Interior Square Footage





## PROPERTY HIGHLIGHTS

- Central Air Conditioning
  - Gas Boiler Heat
  - Paved Private\*, Street, & City Parking
  - Truck Loading Area
  - Ground Level Door
  - Loading Dock
- \*Private Parking per Lease Agreement



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