

AVAILABLE
635,000+ SF For Sale or Lease
Manufacturing/Warehouse Space
35,242 SF Available Immediately

2525 Blacksburg Road, Grover, NC



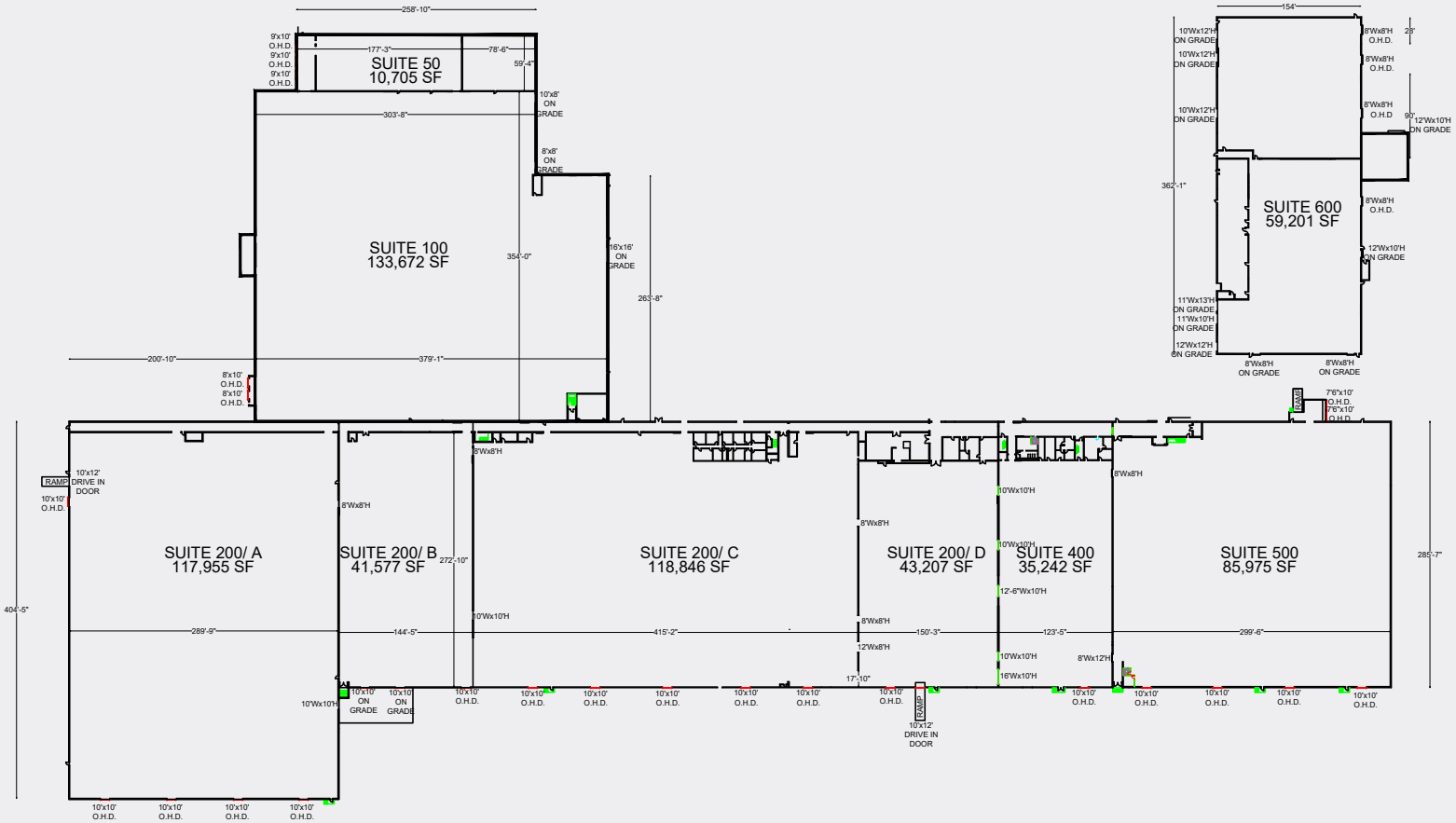
BUILDING FEATURES

- +/- 770,003 Total Square Feet
- 635,000+ Square Feet Available
- Clear Height Varies: +/- 21'-26'
- On-Site Waste-Water Treatment Plant
- Sprinkler System
- Heavy Power with On-site Duke Energy Substation
- +/- 424 Acres of Land
- Dock High and Grade Level Loading
- Land Available for Future Development
- Divisible (as small as 35,242 SF)
- Abundant Outdoor Storage and Trailer Parking
- Easy Access to I-85, I-74 and Charlotte Douglas International Airport
- For Lease - \$4.15 - \$4.50 NNN
- For Sale- Price Negotiable

Contact: Houston Roberts • houston@forsiteinc.com • 704-361-0129



Floor Plan



Availability

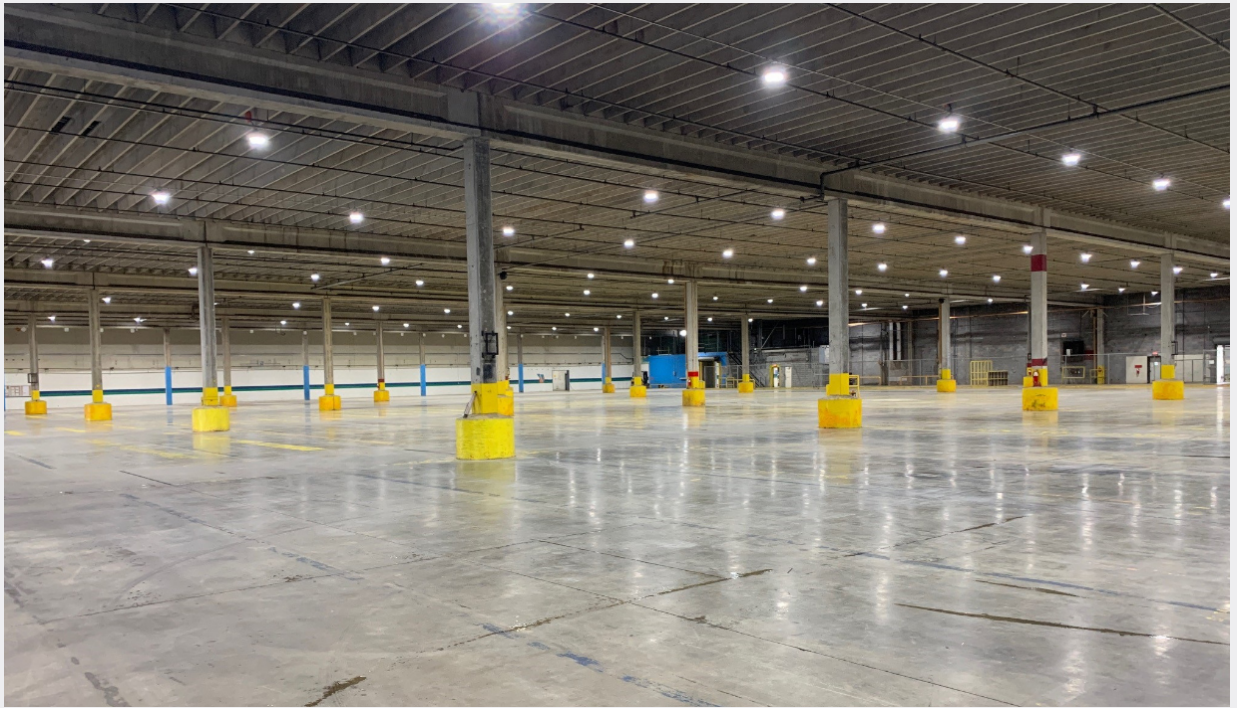
Suite 100 - 1st Q 2025

Suite 200 - 1st Q 2025

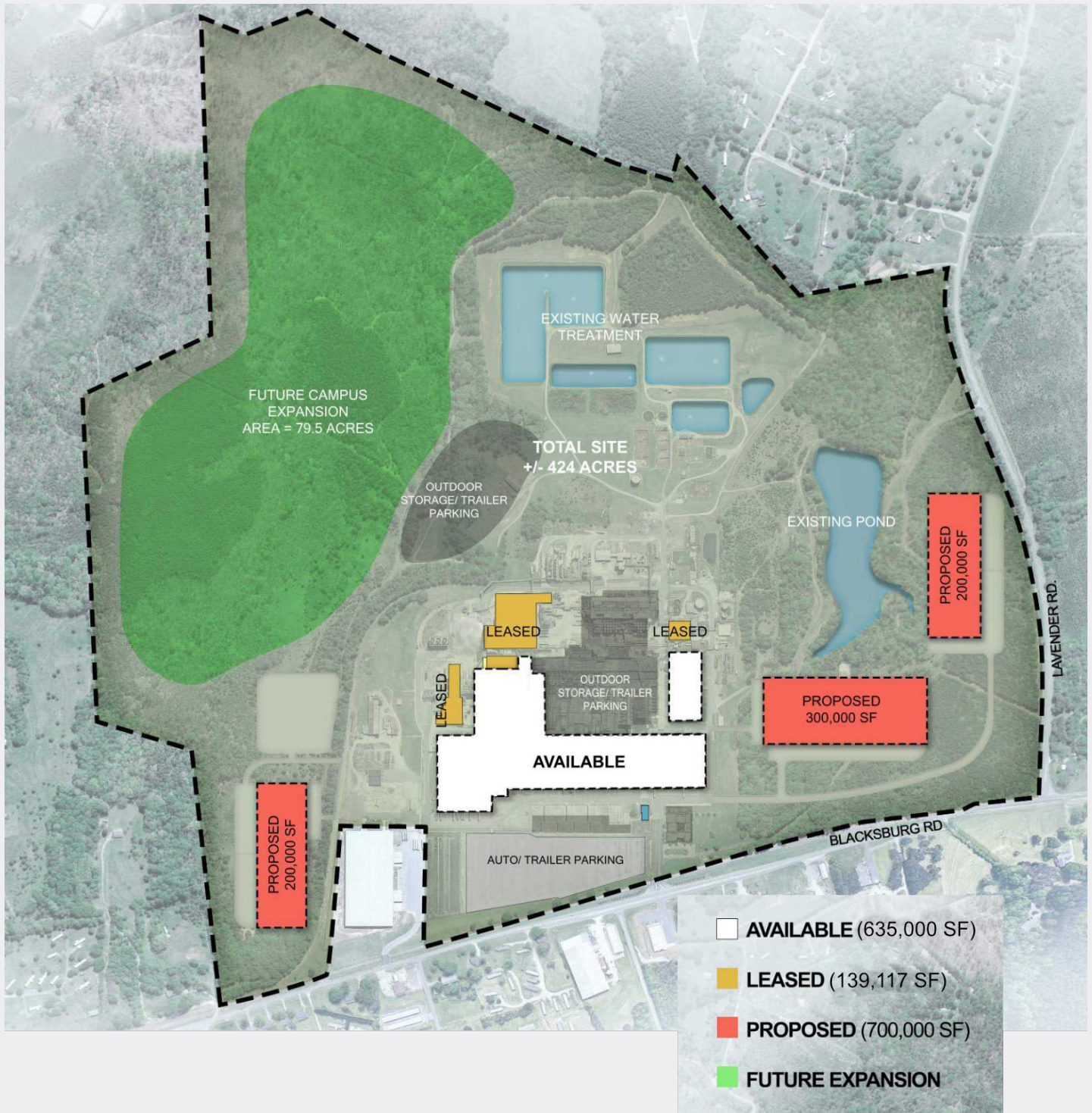
Suite 400 - Available Immediately

Suite 500 - TBD

Suite 600 - 1st Q 2025

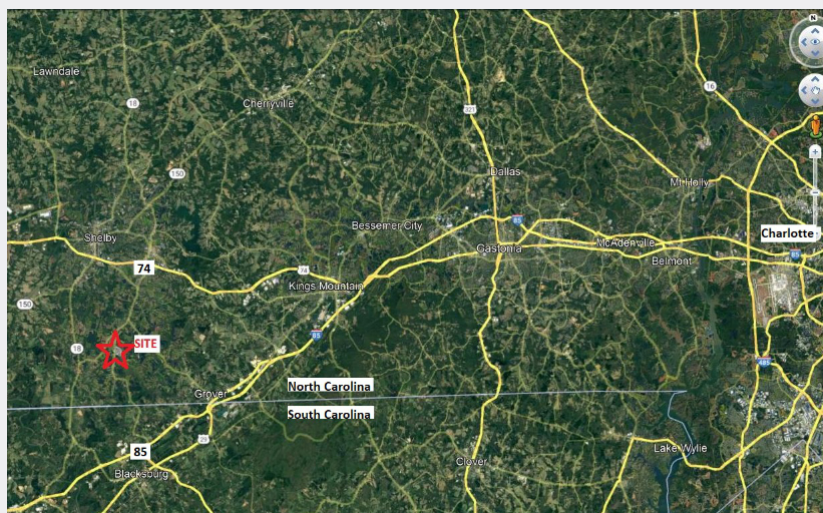


Site Plan





Rear Building Slab Available for Expansion/New Construction
up to +/- 425,000 SF or Outdoor Storage and Trailer Parking



**2525 Blacksburg Road
GROVER, NORTH CAROLINA**

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