



# AVAILABLE

**+/-91,786 square feet  
(total building)**

**+/-58,653 square foot  
space available**

504 N. Ashe Avenue, Dunn, NC

## FOR SALE OR LEASE

**Manufacturing/Warehouse Space**

### Building/Site Features

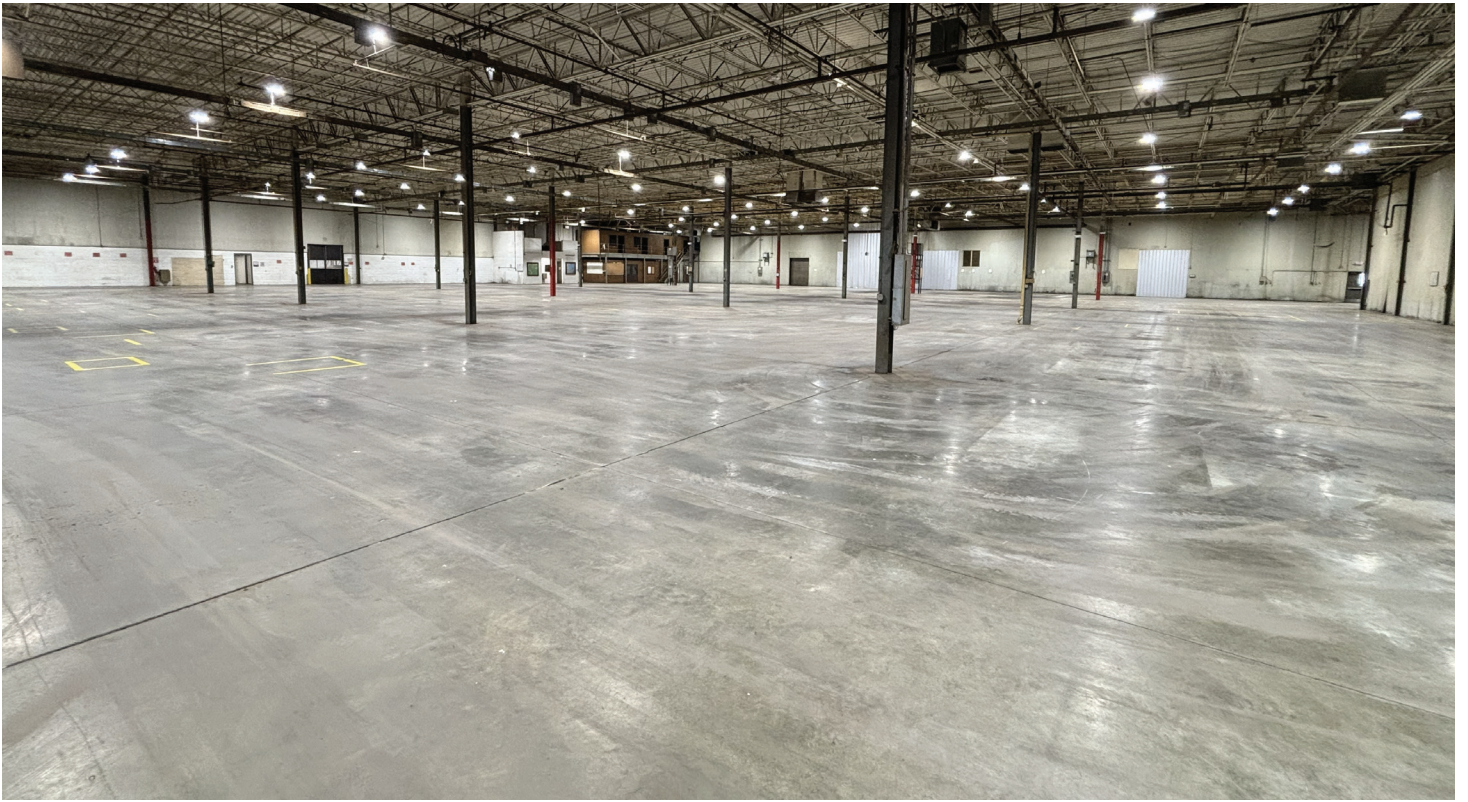
- +/-19.927 acres with +/-91,786 square foot building
- +/-58,653 square feet available for immediate occupancy
- Wet sprinkler system
- Ceiling heights vary, main plant area +/-20' - 21'
- Five (5) Dock High Doors; Four (4) Grade Level Doors
- Heavy power with pad and pole mounted transformers
- +/-236 parking spaces
- Building constructed in 1982 with addition in 1992
- Site qualifies for New Market Tax Credits and potential Local and State incentives.
- Easy access to I-95, located within close proximity to Raleigh, Fayetteville/Fort Bragg and Wilmington/Port of Wilmington.

**Houston Roberts**

📞 704-361-0129

✉️ [houston@clearpointdevelopment.com](mailto:houston@clearpointdevelopment.com)



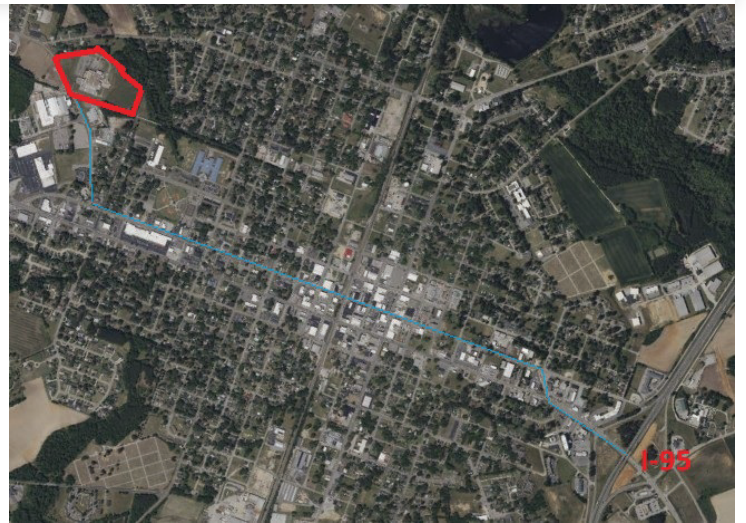


## Houston Roberts

📞 704-361-0129

✉️ [houston@clearpointdevelopment.com](mailto:houston@clearpointdevelopment.com)



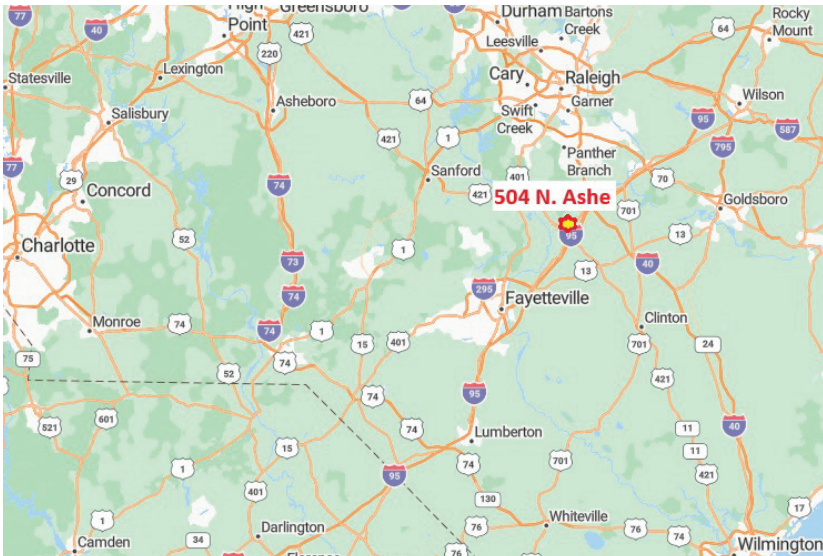


## Houston Roberts

📞 704-361-0129

✉️ [houston@clearpointdevelopment.com](mailto:houston@clearpointdevelopment.com)





**504 N. Ashe Avenue  
Dunn, NC 28150**

All information furnished regarding property for sale, rental, or financing is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions, prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker or owner herein.

**Houston Roberts**

☎ 704-361-0129

✉ [houston@clearpointdevelopment.com](mailto:houston@clearpointdevelopment.com)

