

# 141

RAMDIN CT NW



**±40,786 SF**  
**Industrial Facility**  
**Available for Sale**  
**in Concord, NC**

**CONTACT BROKERS FOR PRICING DETAILS**

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**AVISON  
YOUNG**



# INDUSTRIAL FACILITY FOR SALE

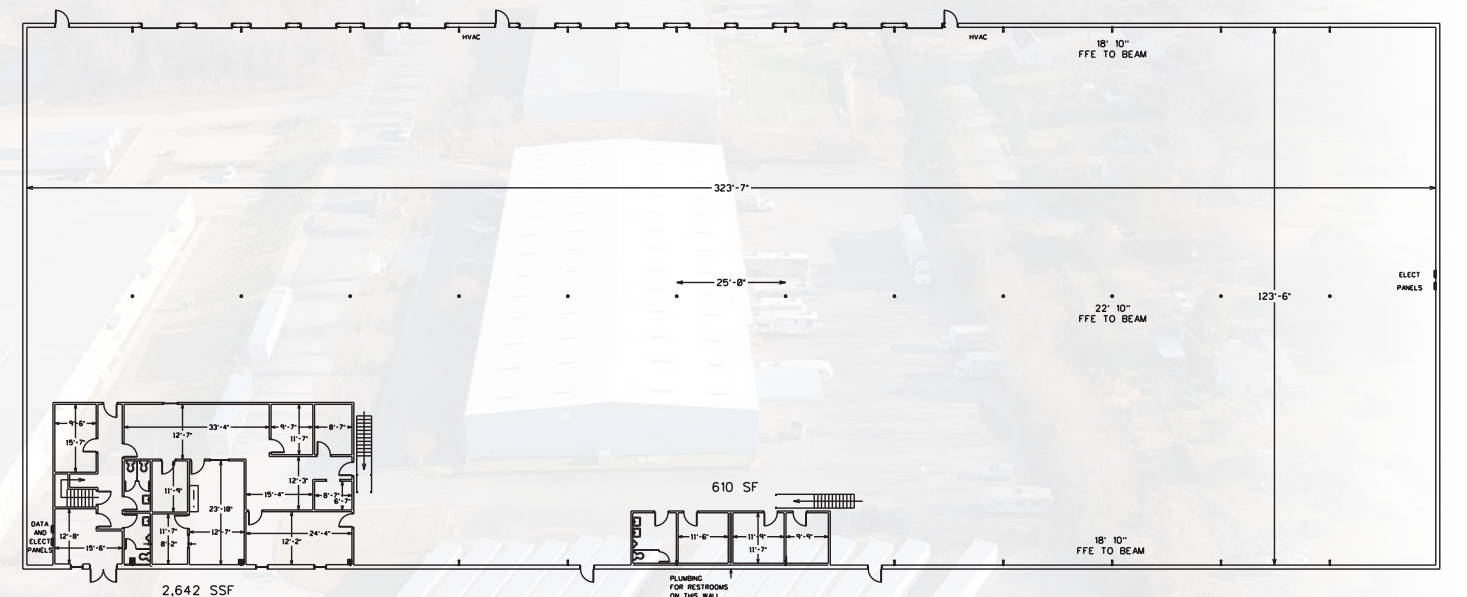
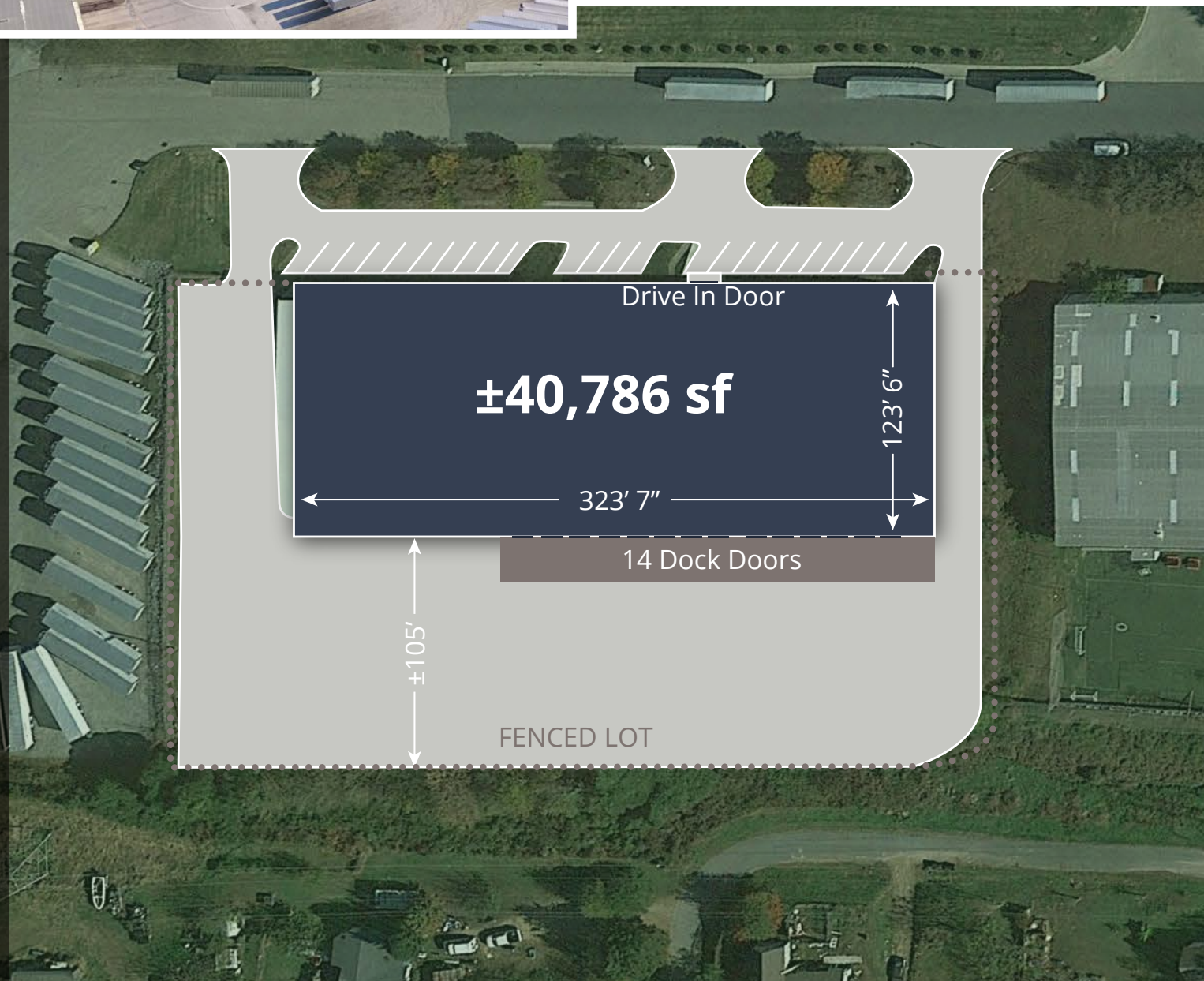
141 Ramdin Ct NW, Concord, NC 28027



## Property details

<b>Parcel ID:</b>	02-020-0003.21	<b>Dock Doors:</b>	Fourteen (14) - 8' x 10' doors with edge of dock levelers
<b>Site Area:</b>	±3.09 ac	<b>Drive-In Doors:</b>	One (1)
<b>Zoning:</b>	I-2	<b>Clear Height:</b>	18' 10" - 22' 10"
<b>County:</b>	Cabarrus County	<b>Auto Parking:</b>	±42 spaces
<b>Year Built:</b>	1990	<b>Fire Protection:</b>	Wet Sprinkler
<b>Property Size (sf):</b>	±40,786 sf	<b>Roof Type:</b>	Metal
<b>Office Size (sf):</b>	±5,894 sf	<b>Roof Age:</b>	Original; new coating 2021
<b>Structure / Exterior:</b>	Metal	<b>Electrical:</b>	1200 amps power; 240 volts
<b>Building Dimensions:</b>	±323'7" x 123'6"	<b>Lighting:</b>	T5; motion sensor lights

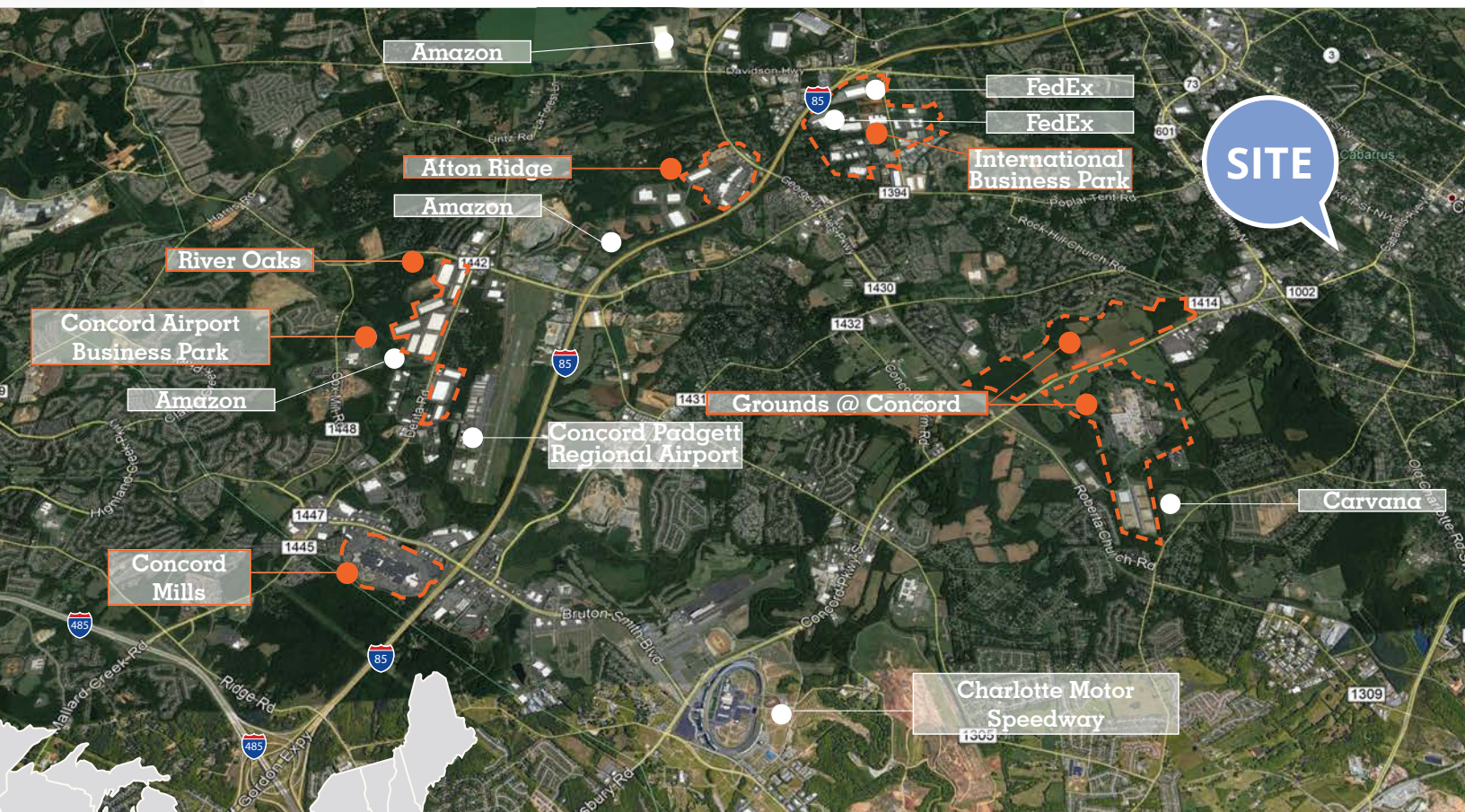
*Asking Price: Call Brokers*





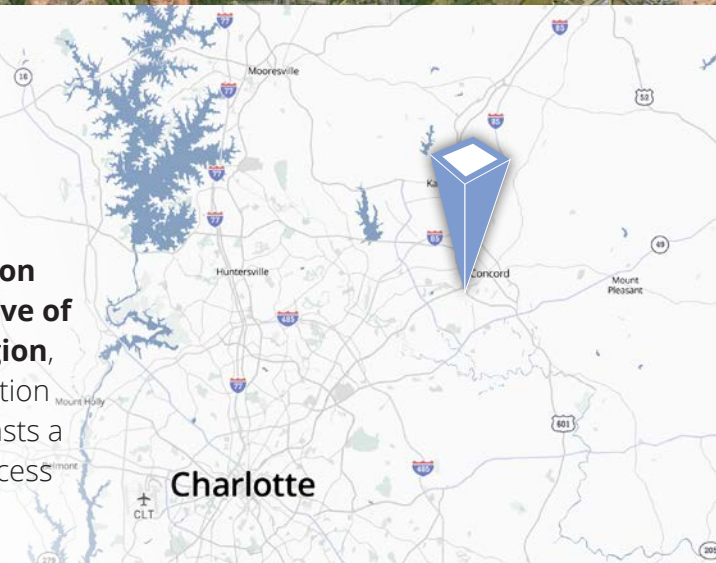
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## Location & travel

With **53% of the nation's population within a day's drive of the Charlotte region**, this property's location right off of I-85 boasts a perfect regional access point.



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