

# INDUSTRIAL FOR SALE

## 6104 Performance Drive



<b>PRICE:</b>	\$1,200,000	<b>SIZE (approx):</b>	10,016+/- sf total 7,120+/- sf office 2,880+/- sf gallery
<b>ACREAGE:</b>	1.492+/-	<b>ZONING:</b>	C2
<b>COUNTY:</b>	Cabarrus	<b>CITY:</b>	Concord
<b>AREA:</b>	Cabarrus County	<b>TAX ID:</b>	4598846262
<b>YEAR BUILT:</b>	2000	<b>ROOF:</b>	-
<b>PARKING:</b>	43 spaces	<b>FENCING:</b>	No
<b>DOCK/DRIVE-IN:</b>	1	<b>SPRINKLERS:</b>	No
<b>CEILING HEIGHT:</b>	16'+	<b>FLOORS:</b>	1
<b>COLUMN SPACING:</b>	-	<b>HVAC:</b>	-
<b>EXPENSES:</b>	-	<b>ELECTRICAL:</b>	-
<b>WATER/SEWER:</b>	-	<b>UTILITY PROVIDERS:</b>	-
<b>COMMENTS:</b>	-		



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