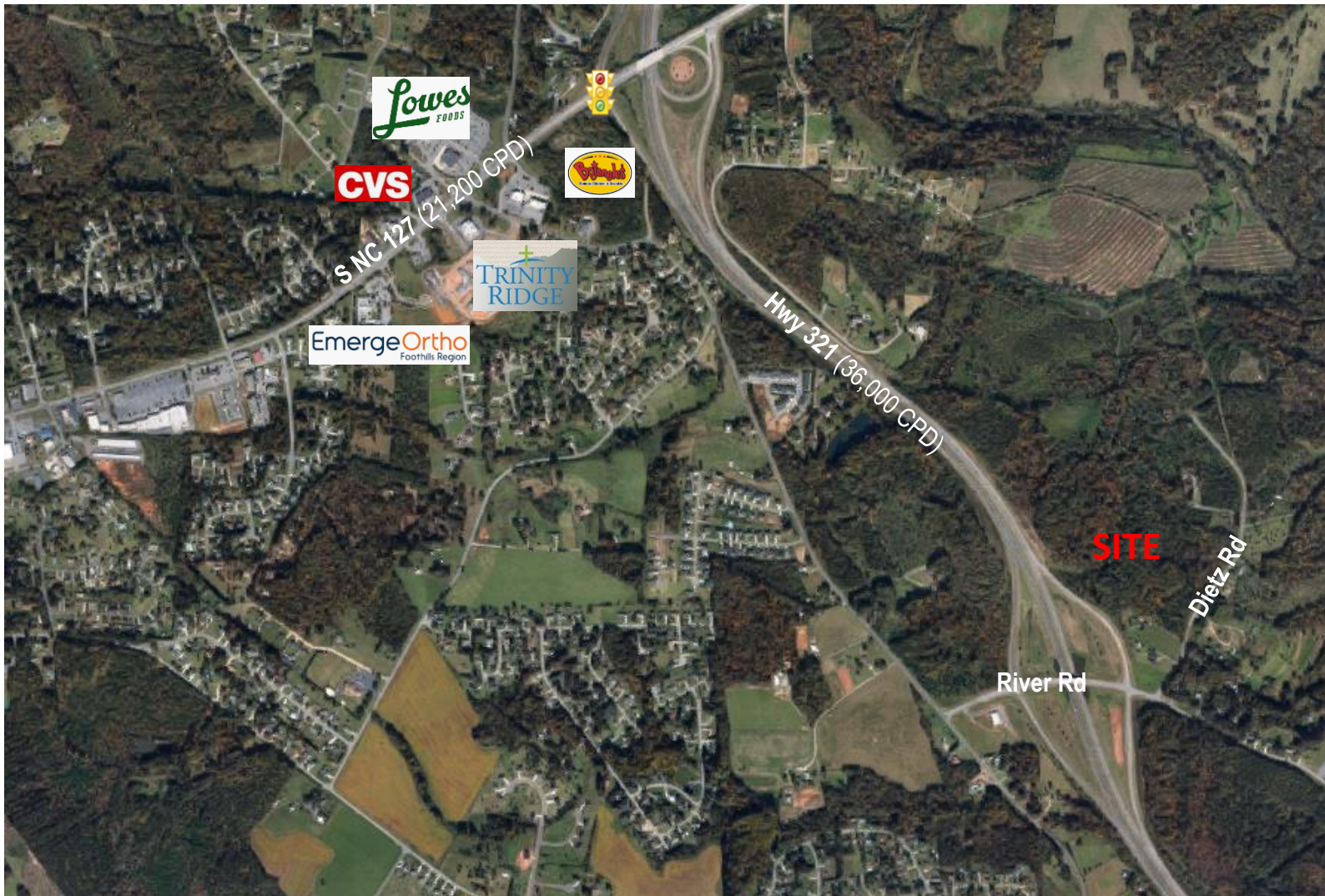


# LAND ASSEMBLY IN MTN. VIEW | HICKORY, NC

1777 & 1795 DEITZ ROAD HICKORY, NC 28602



## SPECIFICATIONS

**Price:** \$450,000

**Acreage:** 19.94 +/-

**Zoning:** 321-ED (MX); ED-O

**Topography:** Rolling

**Utilities:** Water and Sewer not available

Large tract of land at the corner of Dietz Road and Hwy 321! Zoned 321-ED with possible Multi-family development.

COMMERCIAL  FIRST

Commercial Real Estate | Site Selection

**Ryan Lovern**

828.446.8266

[ryan@commercialfirst.net](mailto:ryan@commercialfirst.net)

3031 North Center Street

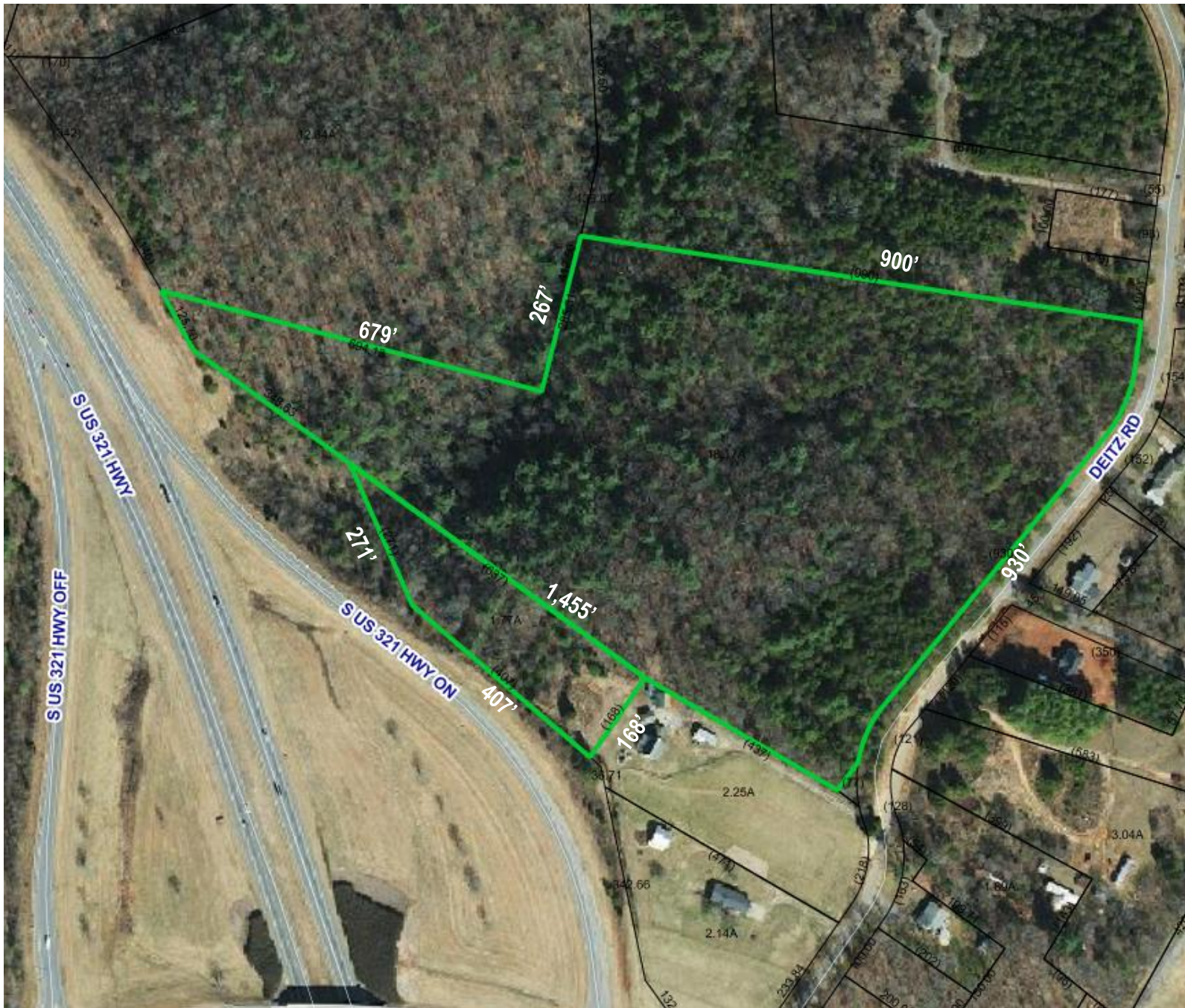
hickory, n c 28601

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# SITE

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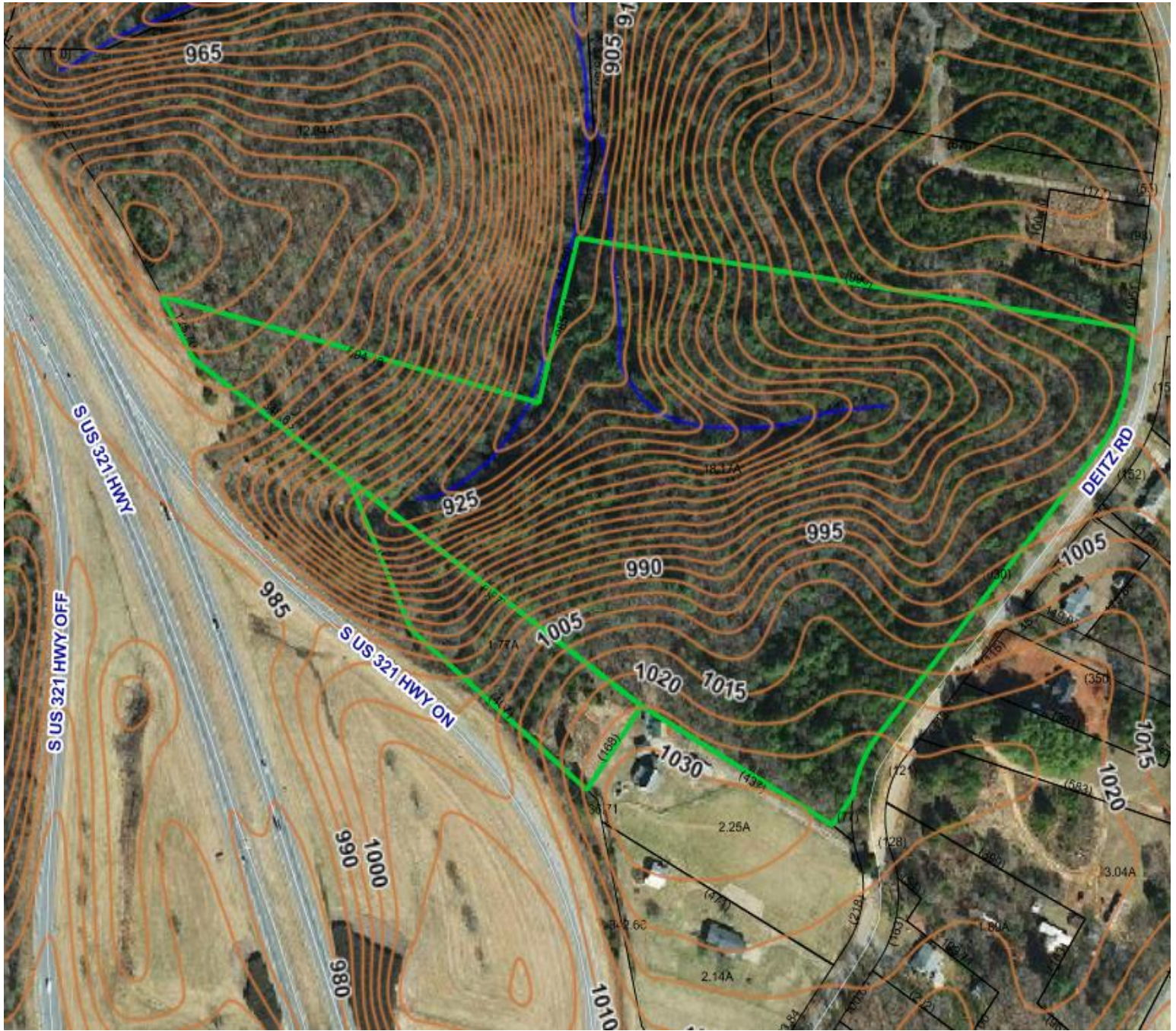
hickory, n c 28601

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# 5 FT' CONTOURS & WATER FEATURES

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# DEMOGRAPHICS

1777 & 1795 DEITZ ROAD HICKORY, NC 28602

	<b>1 Mile:</b>	<b>3 Miles:</b>	<b>5 Miles:</b>
<b>POPULATION:</b>			
Total Population	2,672	18,266	48,681
Median Age	41.3	39.6	39.1
Employees	956	16,610	46,788
Establishments	165	1,334	3,879
<b>INCOME:</b>			
Median HH Income	\$68,087	\$53,820	\$53,423
Average HH Income	\$78,093	\$62,214	\$63,019
Per Capita Income	\$31,664	\$25,863	\$26,752
<b>HOUSEHOLDS:</b>			
Total Households	1,082	7,567	20,537
<b>HOUSING:</b>			
Owner Occupied Housing Units	79.1%	62.7%	57.2%
Renter Occupied Housing Units	17.2%	32.2%	37.7%
Vacant Housing Units	3.7%	5.1%	5.1%
<b>RACE:</b>			
White	85.2%	69.5%	74.3%
Black	5.9%	18.5%	13.3%
Asian or Pacific Islander	5.1%	5.3%	4.8%
American Indian or Alaska Native	0.5%	0.3%	0.4%
Other Races	3.4%	6.4%	7.3%
<b>ETHNICITY:</b>			
Hispanic	4.5%	8.6%	10.6%
Non-Hispanic	95.5%	91.4%	89.4%