STUMP

CAP YARNS | SALE ONLY

SELLING PRICE $1,500,000

424 West 8th Street
Oakboro, NC
(Stanly County)

Opportunity

Cotton yarn manufacturing facility. Older buildings with spectacular pre-caste concrete addition Stanly County Tax Parcel #50301191407 2018 Tax value $1,153,457

The Stump Corporation | office 704-332-3535

John Stump | 704-231-3110 cell | john@stumpnet.com
Randy Stump | 704-589-5529 cell | randy@stumpnet.com
Robert Dunn | 828-443-5954 cell | rjd@stumpnet.com
1043 East Morehead Street, Suite 105 | Charlotte, NC 28204

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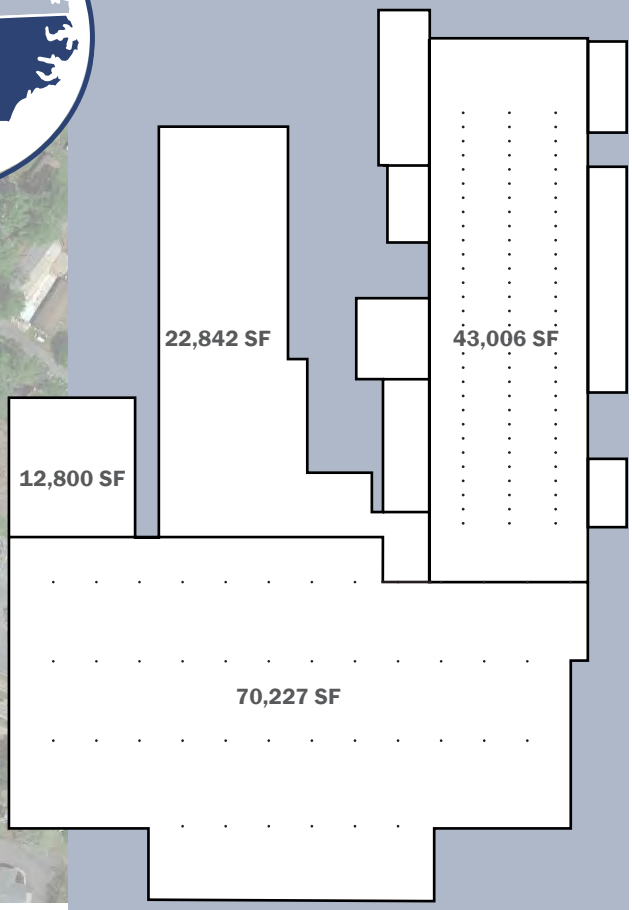

Highlights:

BUILDING SIZE	148,875	**AGE**	1940's to 2000
ACREAGE	7.88	**CONDITION**	Fair to excellent
OFFICE SPACE	1,380	**WALLS**	Brick & concrete
CEILING HEIGHT	12' to 19'	**FLOORS**	Concrete & wood
TRUCK DOORS	4	**ROOF**	EPDM
DIMENSIONS	Varied	**WATER**	Municipal
BAY SPACING	Varied	**SEWER**	Municipal
PARKING	50 Paved spaces	**ELECTRIC**	Duke Energy
ZONING	Industrial	**GAS**	PNG
DATE AVAILABLE	4th Quarter 2019	**HEAT**	None
LAST USE	Yarn spinning	**SPRINKLER**	100% wet
SELLING PRICE	$1,500,000	**LIGHTING**	Fluorescent
LEASE RATE	Not applicable	**A/C**	80%

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