



# 600 E King St

Kings Mountain, NC 28086



Available for Ground Lease  
+/- 0.27 AC

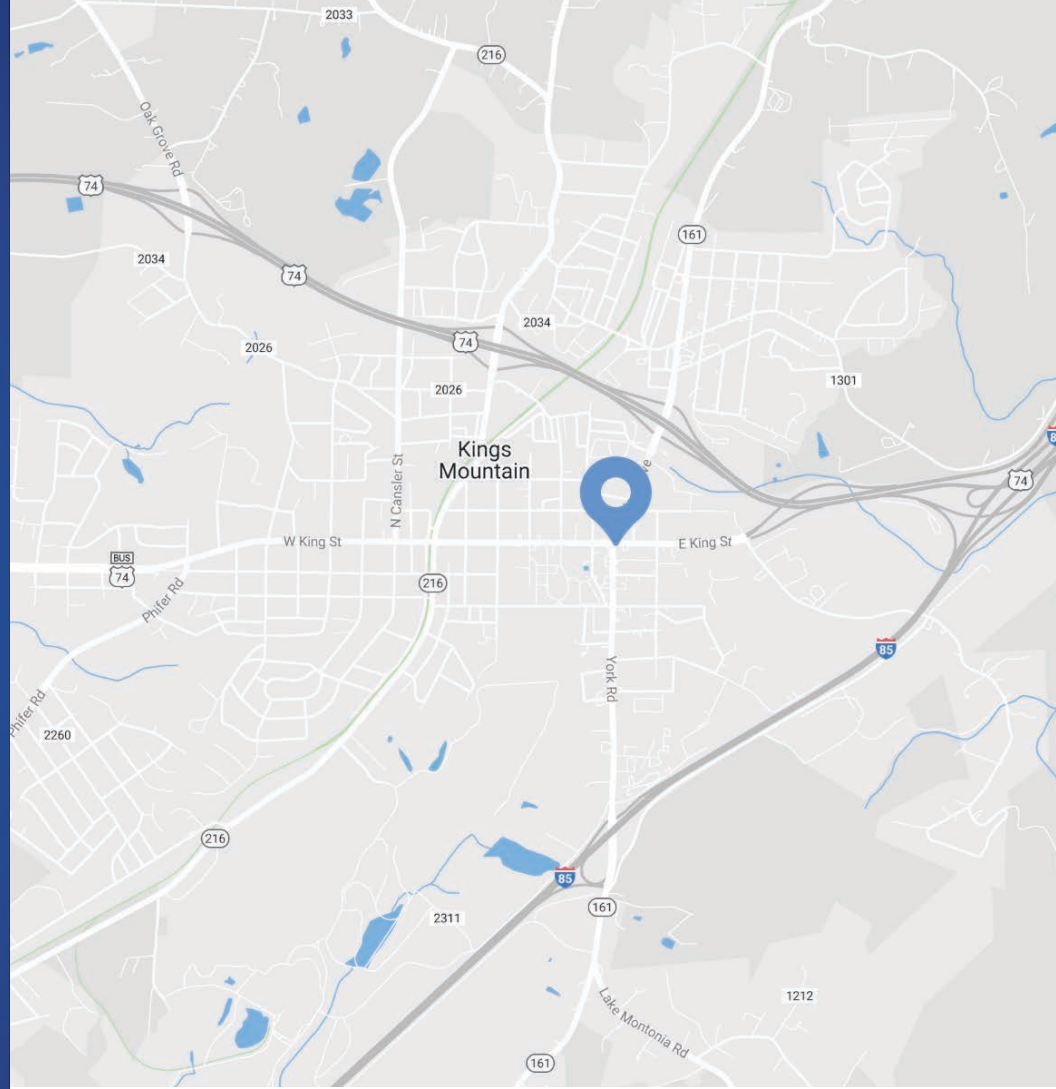
## Property Overview

# 600 E King St Available for Ground Lease

We are pleased to present 600 E King St for ground lease. Located at the signaled intersection of E King St and York Rd, this 0.27 AC site is a great opportunity for ground lease or built-to-suit. Currently zoned AU, the site supports a range of commercial uses. The site is located in downtown Kings Mountain with close proximity to I-85 and NC Hwy 74.

## Property Details

<b>Address</b>	600 E King St   Kings Mountain, NC 28086
<b>Acreage</b>	+/- 0.27 AC Available for Ground Lease
<b>Frontage</b>	Kings St and York Rd
<b>Parcel</b>	3505305627
<b>Zoning</b>	AU (Auto Urban Commercial)
<b>Nearby Tenants</b>	Food Lion, Starbucks, Walmart, CVS, Walgreens
<b>Traffic Counts</b>	E Kings St   12,500 VPD York Rd   13,500 VPD
<b>Lease Rate</b>	Call for Pricing



## Demographics

RADIUS	1 MILE	3 MILE	5 MILE
<b>2023 Population</b>	3,801	13,915	30,294
<b>Avg. Household Income</b>	\$53,837	\$64,022	\$65,927
<b>Median Household Income</b>	\$37,758	\$50,152	\$51,779
<b>Households</b>	1,729	5,642	12,172
<b>Daytime Employees</b>	2,864	6,768	9,714

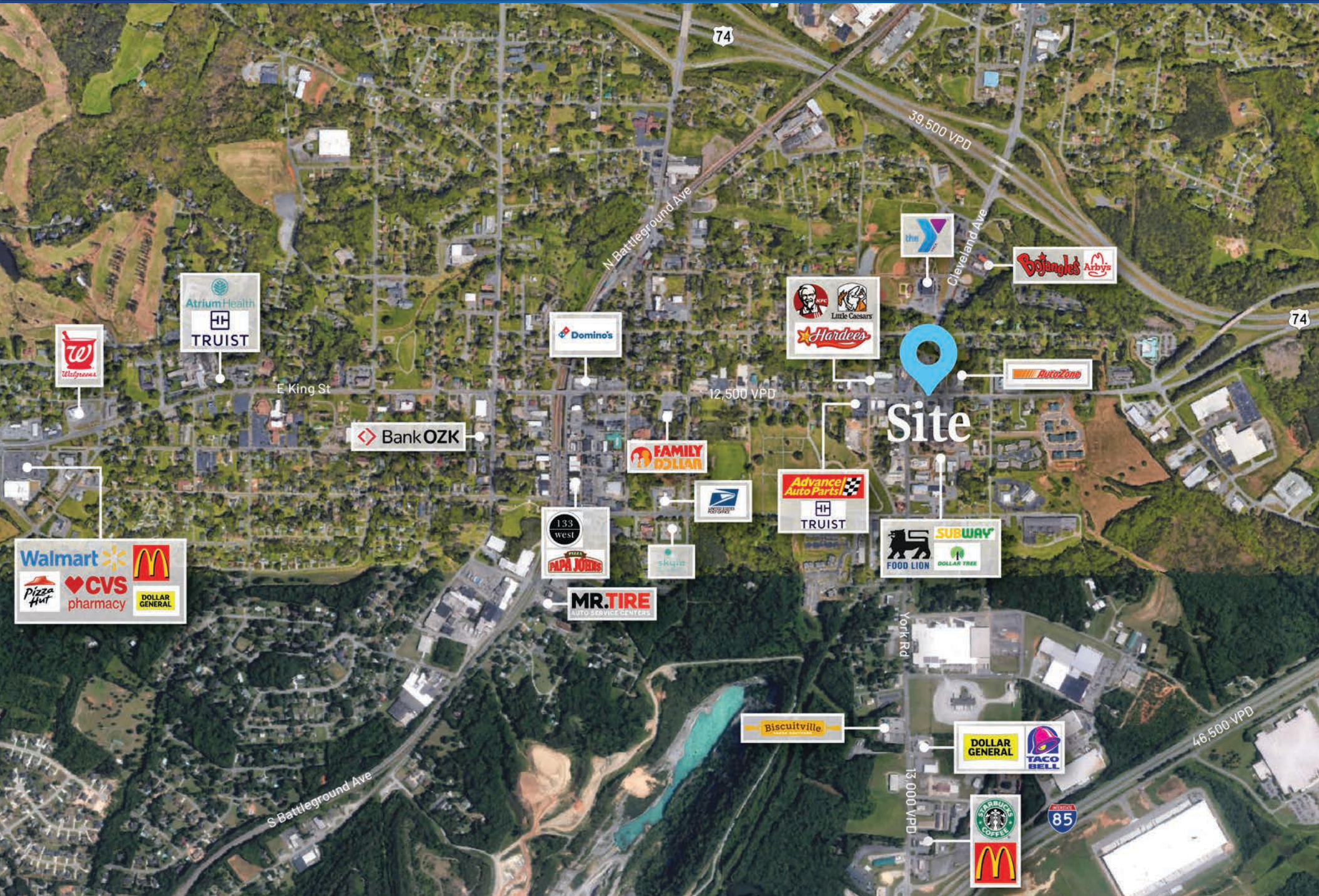
# Kings Mountain North Carolina

Kings Mountain, North Carolina is a vibrant and thriving community that has been experiencing consistent growth. Nestled in the picturesque southern Appalachian Mountains, its strategic location has been a key driver of this expansion. With proximity to Charlotte, North Carolina, a major economic hub, and an appealing blend of affordability and access to urban amenities, Kings Mountain has become an attractive destination for residents and businesses alike.

The town's proactive approach to economic development, including investment in infrastructure and a business-friendly environment, has spurred job opportunities and invigorated the local economy. Meanwhile, Kings Mountain's strong sense of community and dedication to preserving its historical heritage add to its appeal. This growth is reflected in development, catering to a diverse range of housing and commercial needs. Kings Mountain serves as a prime example of purposeful, sustainable growth that balances modern opportunities with historical charm.



# Market Overview





Contact for Details

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This information has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation to independently confirm its accuracy and completeness.