



MILLER HATCHER

COMMERCIAL REAL ESTATE

636 Boone Rd, Eden, NC 27288

SALE



Building Highlights:

- 12,150 SF
- 13' Ceiling height
- Two drive in doors
- Heated and air conditioned
 - 3.2 AC
 - At four corner intersection
- 10000 bypassing cars per day

BUILDING AND LAND REPRESENTED BY MILLER HATCHER, INC.

**BUSINESS AND EQUIPMENT REPRESENTED BY SUNBELT BUSINESS BROKERS OF CHARLOTTE 704-897-8232
BILL STEFFENS- 704-644-1148 (mobile)**



PHILIP PRICE
Direct: 336.283.0643
Mobile: 336.558.7015
Email: Phil@millerhatcher.com

Scotty's Oriental Rug

Legend

? ?Leaksville-Spray Elementary

636 Boone Rd





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1000 ft



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EQUIPMENT

- **Air Table**-Used for repairs and for moving carpet. The machine is also used for surging and fringing.



- **Rug Underlayment Cutting Area**

- **Rug Duster Machine**-Used to get dirt and debris out of rugs.

Extractors- Two extractors are used to get water out of the rugs after washing.



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EQUIPMENT CONT.

- **Drying Room-** Up to 37 rugs are heated at one time using natural gas heaters



- **Rug Transporter**



- **Incoming/Outgoing Storage**



- **Rug Cleaning Area-** Rugs are cleaned on both sides using special tools. Fringe is hand washed



- **Serger Machine and Fringing Machine**



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Cleared Lot included!

Spacious Office Area



**2 Large Utility Vans-
Equipped with heavy duty
cleaning equipment for
mobile applications**



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