

WAREHOUSE/MANUFACTURING FACILITY

1400 LUNAR DRIVE
WAPAKONETA, OHIO 45895



Property Highlights:

Square Feet: 20,000-128,000 SF

Sale Price:

\$6,200,000

Lease Rate:

Warehouse: \$4.75 NNN SF/ Year

Office: \$6.00 NNN SF/Year

- ✓ Clear Height: 18' - 25'
- ✓ I-75 & S.R. 33 High Visibility
- ✓ 15 Docks
- ✓ CSX Rail Adjacent
- ✓ 16.57 Acres
- ✓ New Standing Seam Roof
- ✓ 2025 Full Renovation



Tim Echemann

Principal Broker

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Sales Associate

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1400 LUNAR DRIVE
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Land: 16.57 Acres

Warehouse SF: 112,000 SF

Office SF: 16,000 SF

Drive - In Doors: Two 12' x 12' ; One 10' x 10'

Docks: Seven: 8.5' x 8' ; Eight: 9' x 10'

Roof: New Standing Seam

Power: 600 Amp 480 Volt 3 Phase

Utilities: City Water, Sewer, Natural Gas

Year Built: 1988

Construction Type: Block

Lighting: LED

HVAC Plant: New Forced Air Gas Heaters

Air Conditioning: New Units In Office Space

Restrooms: Four

Zoning: M1; Light Industrial Zoning

Annual Taxes: \$56,427.36

Parcel Number: B0709101200 & B0791200905



Scan for more info



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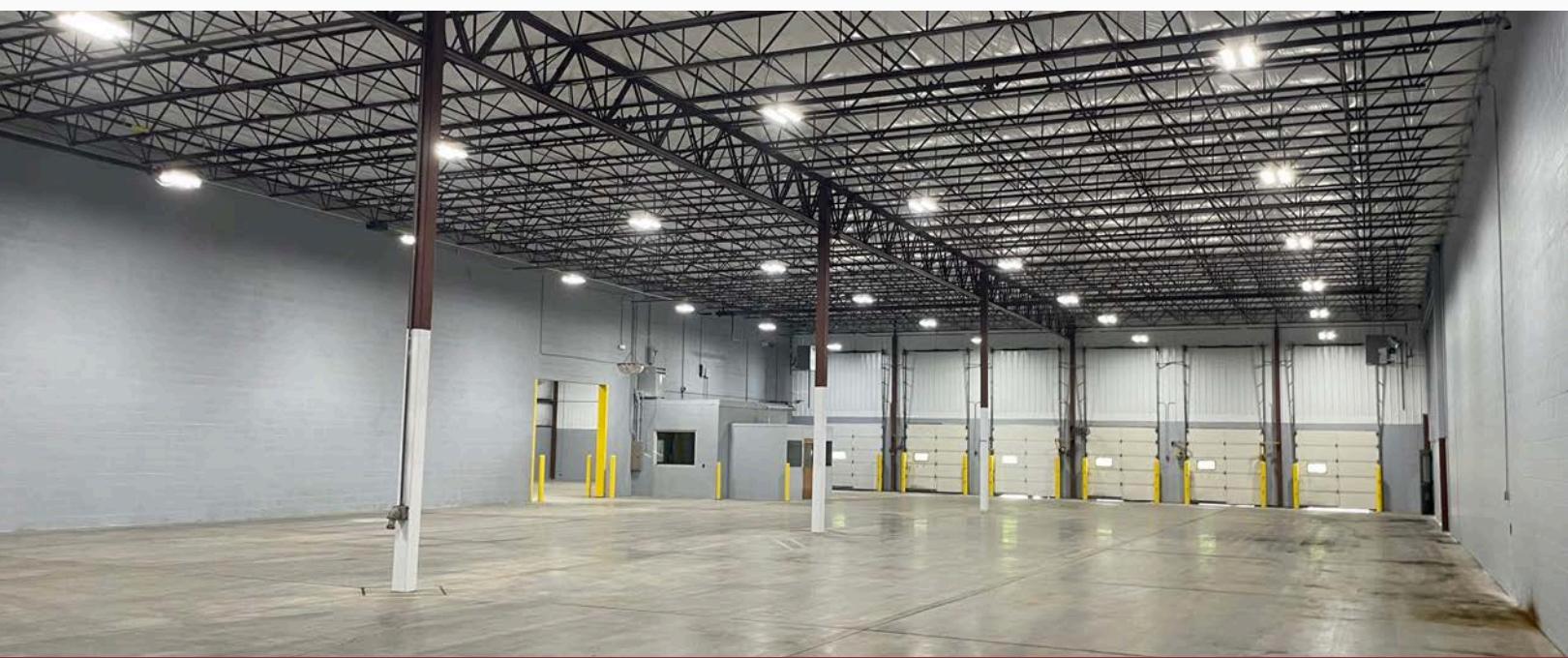
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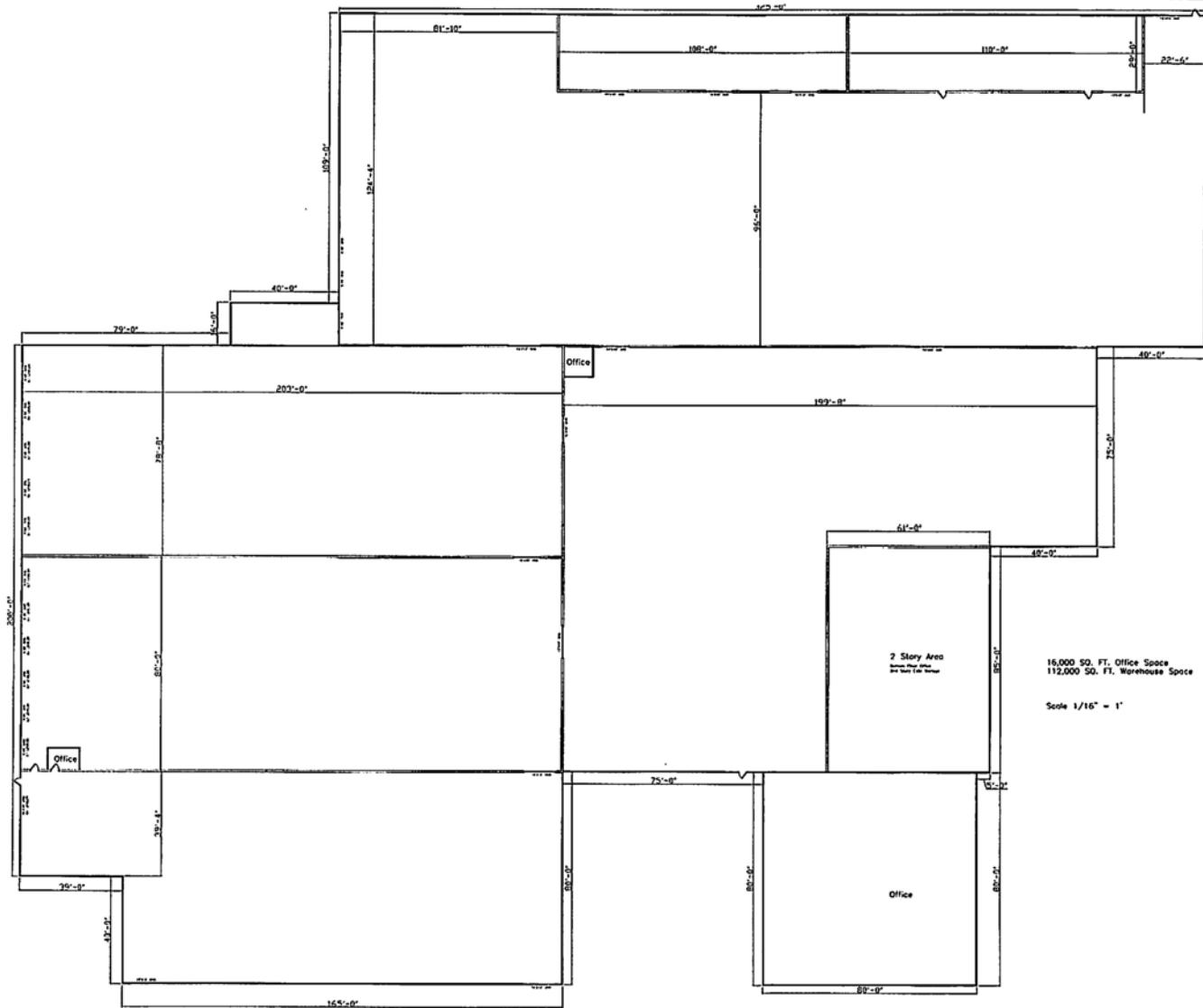
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