

- Visible location for signage, approximately 20 minutes to MDI
- 14 18' ceilings, clear span steel structure.
- Building has recently undergone capital improvements. Space will include new heating system
- Lease Rate: \$10.00/SF NNN

FOR LEASE

FLEX INDUSTRIAL UNIT WITH OUTDOOR STORAGE



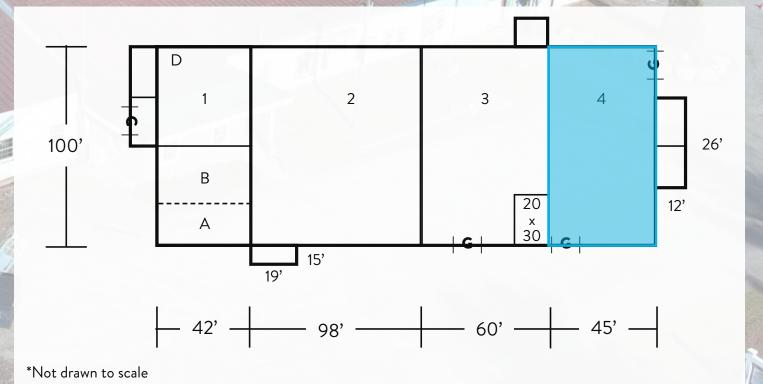
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PROPERTY DETAILS

OWNER OF RECORD	HORCH DOWNEAST, LLC	POWER	200 amp service
BOOK/PAGE	7334/800	UTILITIES	Public water & private sewer
ASSESSOR'S REFERENCE	227/26	CEILING HEIGHT	14' at eaves, 18' at center
AVAILABLE SPACE	Unit 4: 4,500± SF	CLEAR HEIGHT	12'
DATE AVAILABLE	Immediately	GRADE LEVEL DOORS	Two (2) 10' x 12' doors
BUILDING SIZE	25,000± SF	CONSTRUCTION	Steel frame
LOT SIZE	5.2± AC	NNN EXPENSES	\$2.65/SF
LOT FRONTAGE	500' on Washington Junction Road	LEASE RATE	\$10.00/SF NNN

FLOOR PLAN





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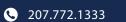






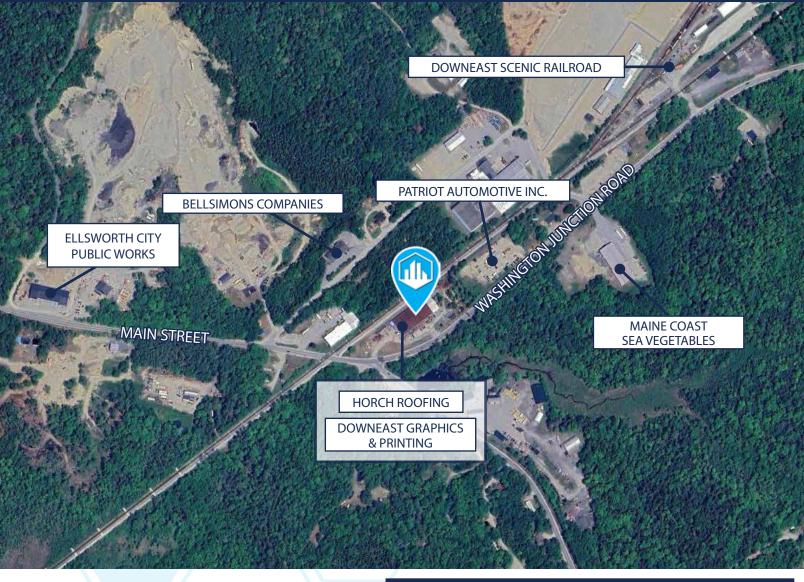






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