

4493 U.S. HIGHWAY 12, WILLMAR, MN 56201

5,060 SF INDUSTRIAL/OFFICE FOR LEASE



PROPERTY FEATURES

Address: 4493 US-12, Willmar, MN 56201

County: Kandiyohi

NNN Lease Rate: Negotiable

Lot Area: 2.25 acres

Total Building SF: 5,060 sf

Office: 490 sf

Warehouse: 4,570 sf

Clear Height: 10 ft

Cross Dock Doors: 11

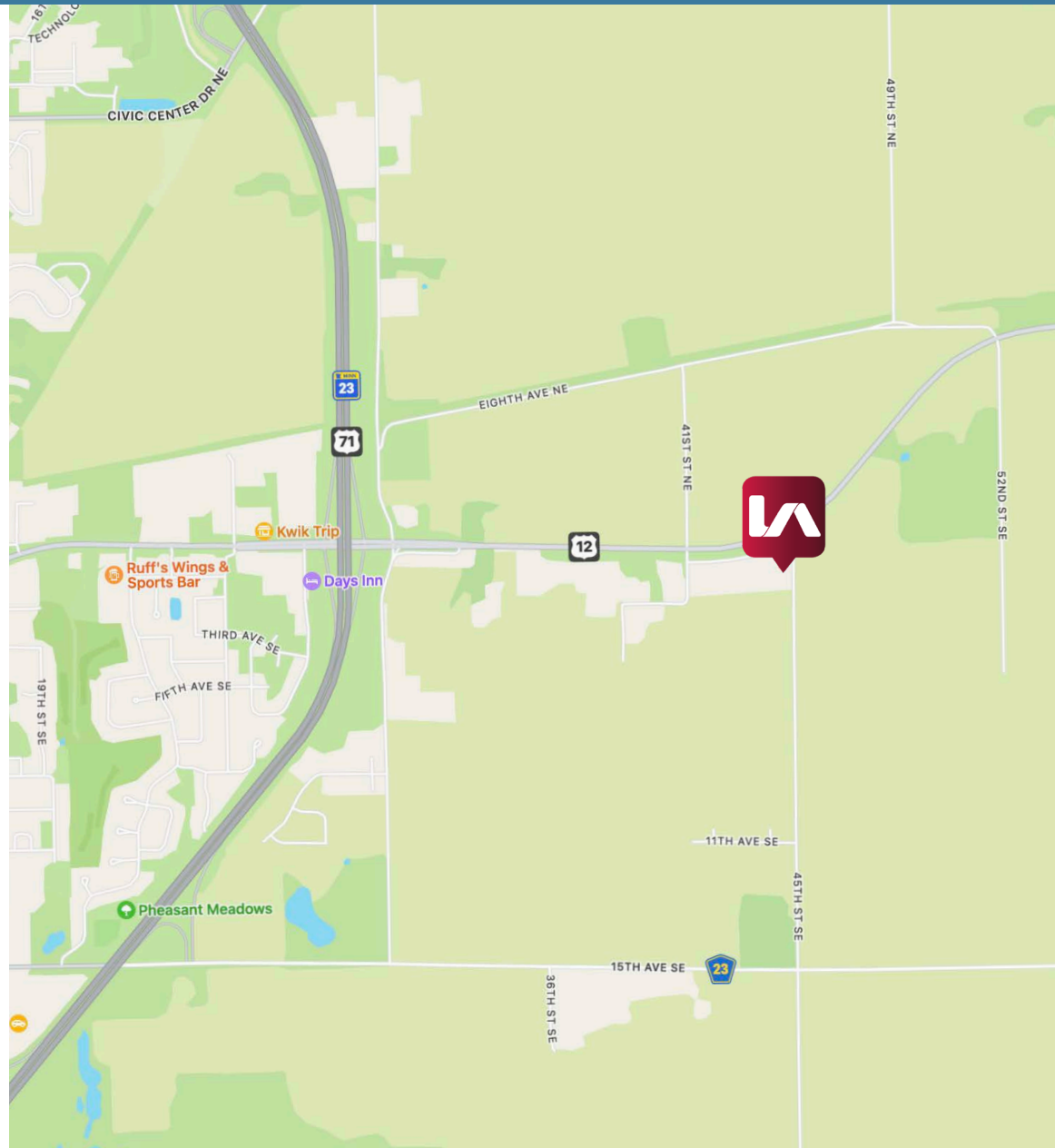
Drive-in Doors: 1

Zoning: Industrial

Parking: Ample

Taxes/CAM: \$1.00

Year Built: 1998



PROPERTY DESCRIPTION

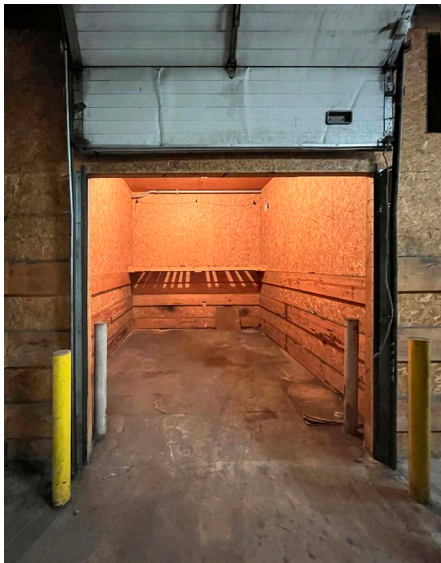
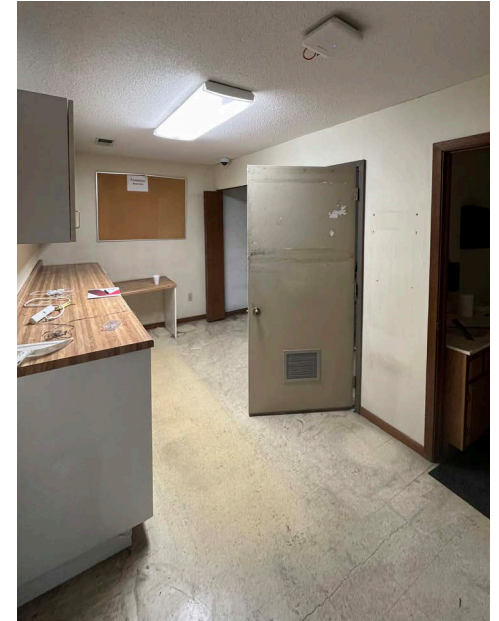
LOCATED JUST MINUTES OUTSIDE OF DOWNTOWN WILLMAR, this property has been a Warehouse Terminal set up for a Logistics Company shipping and receiving. It has also served as a FedEx Ground Terminal for semi-truck delivery and packaging.

This is a great lot for extra trailers and trucking rigs with 11 cross docks and a drive-in bay, plus a storage area in the south portion of the building.

The building has a finished office area that contains 3 offices, a break room and a restroom.



PROPERTY PHOTOS





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