

**FOR SALE – ASKING: \$675,000**

INDUSTRIAL WAREHOUSE / FLEX BUILDING

Property Highlights

- 12,362+/- sf industrial building
- 2,500+/- sf offices
- 10' x 10' overhead door with dock & ramp
- 3-phase power: 240 volts; 300 amps
- Wet sprinkler system
- 11' – 17' ceiling clearance
- 2,000+/-sf shed also on the property
- Corner location at Robinson Street with retail exposure
- Neighborhood commercial zoning
- 1.03-acre lot
- Close proximity to I-81 exits, and I-86 and I-88 connections
- Total Taxes: \$26,347.31



EXCLUSIVE CONTACT

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