



## CONTACT

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## HIGHLIGHTS

Excellent proximity to Highway 20, offering efficient regional connectivity.

Paved, secured yard ideal for outdoor storage or fleet operations.

Robust power availability to support a wide range of industrial uses.

Free-span warehouse layout maximizing usable floor space.

Abundant on-site parking with 49 dedicated spaces.

## DETAILS

<b>TOTAL AVAILABLE SPACE:</b>	6,500 SF
<b>SPACE BREAKOUT:</b>	500 SF Office   6,000 SF Whse
<b>SALE PRICE:</b>	\$1,400,000
<b>LEASE RATE:</b>	Contact Agent (NNN)
<b>CLEAR HEIGHT:</b>	14'
<b>GRADE DOORS:</b>	1, 12' x 12'
<b>DOCK DOORS:</b>	1, 12' x 12'
<b>POWER:</b>	Three Phase, 240V

UPDATED: JUNE 19, 2026

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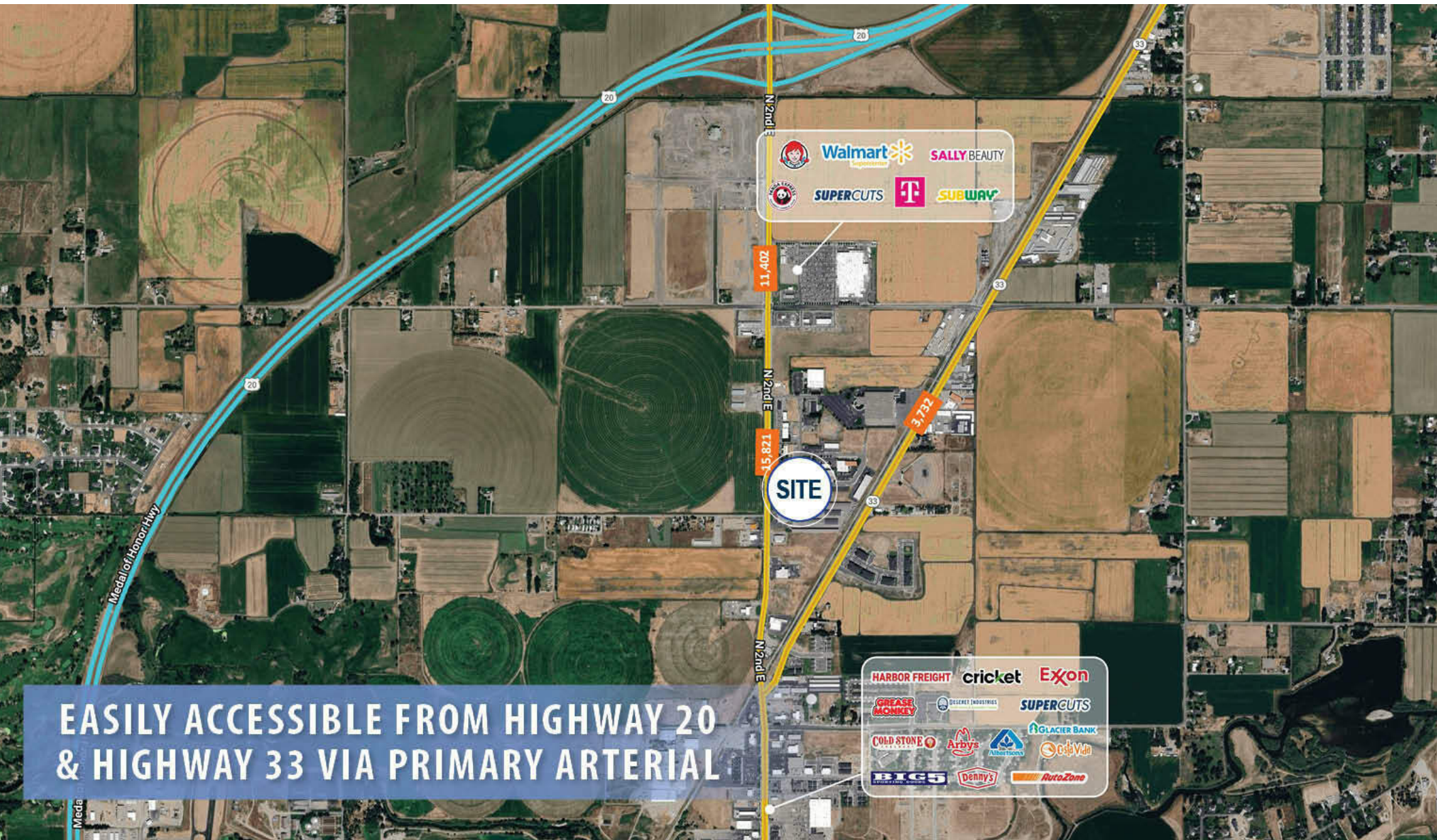
# DESIRABLE PAVED, SECURED YARD SPACE



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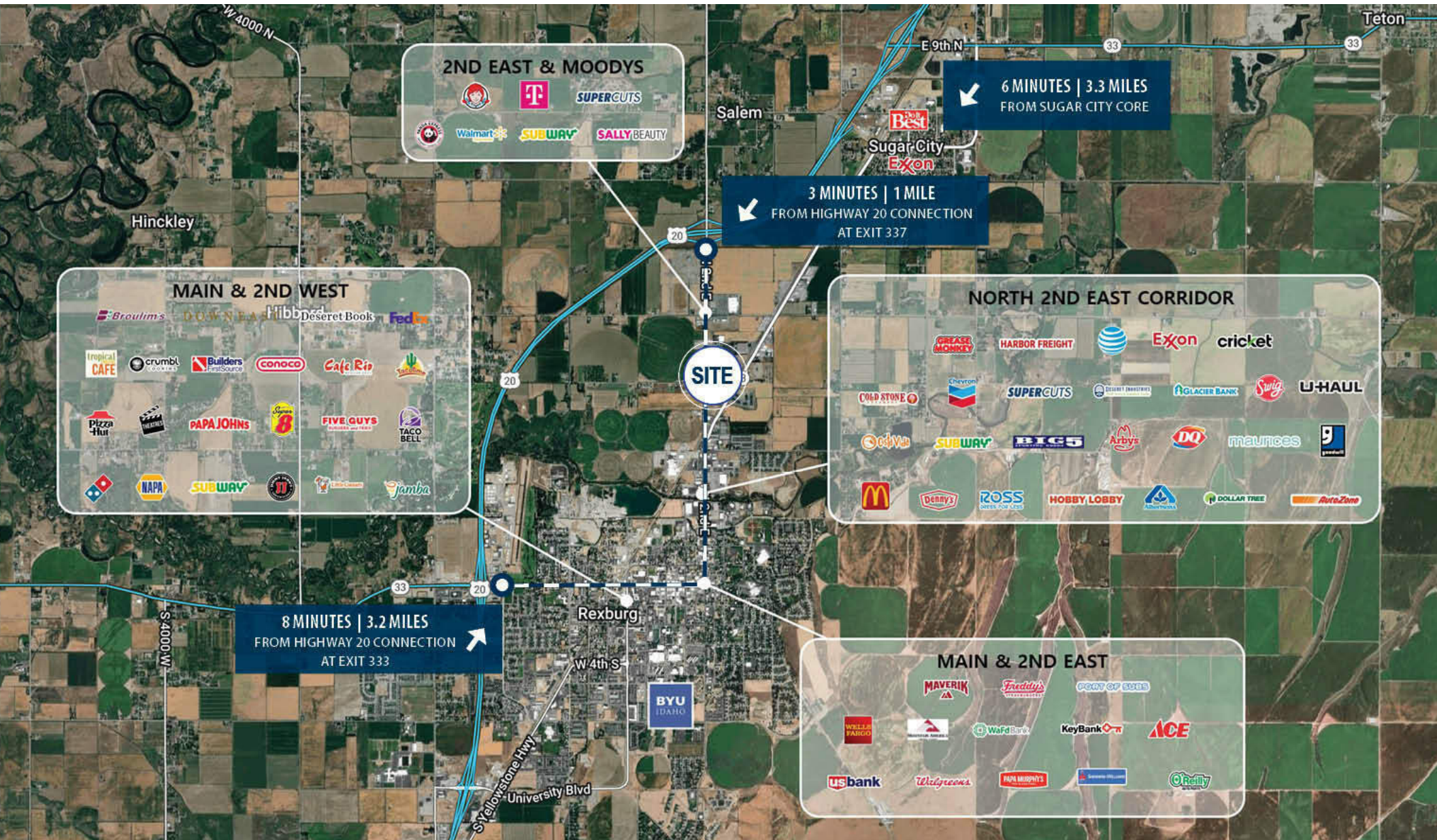
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**EASILY ACCESSIBLE FROM HIGHWAY 20  
& HIGHWAY 33 VIA PRIMARY ARTERIAL**

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