



Selby Realty

809 SWIFT STREET



WAREHOUSE FOR LEASE

9,730 SF industrial building featuring a mix of warehouse, showroom, and office space. The property offers clear heights up to 20 feet, three roll-up doors, and a secure fenced yard. Zoned M1, it's ideal for distribution, service, or light industrial uses. Base rent is \$11.50/SF NNN + \$3.00/SF CAM.

PROPERTY FEATURES

- ✓ M-1 Zoning
- ✓ Clear Height +/- 20ft.
- ✓ 3 Roll Up Doors
- ✓ Outdoor Storage Area
- ✓ Minutes from I-95 and Major Distribution Routes

Exclusively Offered By:

KYLE SELBY

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