

+/- 22,856 Square Feet Industrial Space For Lease

PROPERTY HIGHLIGHTS:

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|-------------------------|---|
| BUILDING SIZE: | +/- 52,573 SF |
| AVAILABLE SPACE: | +/- 22,856 SF |
| LOT SIZE: | +/- 2.12 ACRES |
| OFFICE: | +/- 10% |
| POWER: | +/- 400 AMPS (3 PHASE) |
| PARKING: | AMPLE |
| SPRINKLERS: | WET |
| HEAT: | GAS |
| HVAC: | OFFICES ONLY |
| CEILING HEIGHT: | +/- 14'6" CLEAR (IN 50%) +/- 18'0" CLEAR (IN 50%) |
| LOADING: | 2 INTERIOR DOCKS 1 EXTERIOR DOCK 1 DRIVE-IN DOOR |
| ZONING: | TOWN OF BABYLON G |
| LEASE PRICE: | UPON REQUEST |

FOR MORE INFORMATION OR TO SCHEDULE A TOUR OF THE PROPERTY, PLEASE CONTACT BROKERS:

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