

# CRANE/WAREHOUSE FACILITY



619 OAK AVENUE  
SIDNEY, OHIO 45365



## Property Highlights:

**Square Feet:** 24,000 SF

**Clear Height:** Up to 47'

**Docks:** One

**Drive-In Doors:** One - 14' x 16'

✓ Lease: \$4.85 NNN SF/Year

✓ Airlines

✓ 10-50 Ton Crane Rails

✓ Owner will Build Out

✓ Heavy Power - 1,200 Amps



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619 OAK AVENUE  
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**Warehouse SF:** 24,000 SF

**Building Dimensions:** 150' x 160'

**Clear Height:** Up to 47' Clear

**Column Spacing:** 20' x 50'

**Drive-In Doors:** One - 14' x 16'

**Docks:** One w/ Leveler

**Power:** 480 V; 1,200 A; III Phase

**Construction Type:** Metal

**Year Built:** 1960

**Floor Thickness:** 6"

**Sprinkler System:** Yes

**Utilities:** City Water & Sewer

**HVAC Plant:** Forced Air Gas

**Restrooms:** One

**Lighting:** Metal Halide

**Parking Space:** 30

**Outside Storage:** Yes

**Zoning:** I-2; Industrial



Scan for more info



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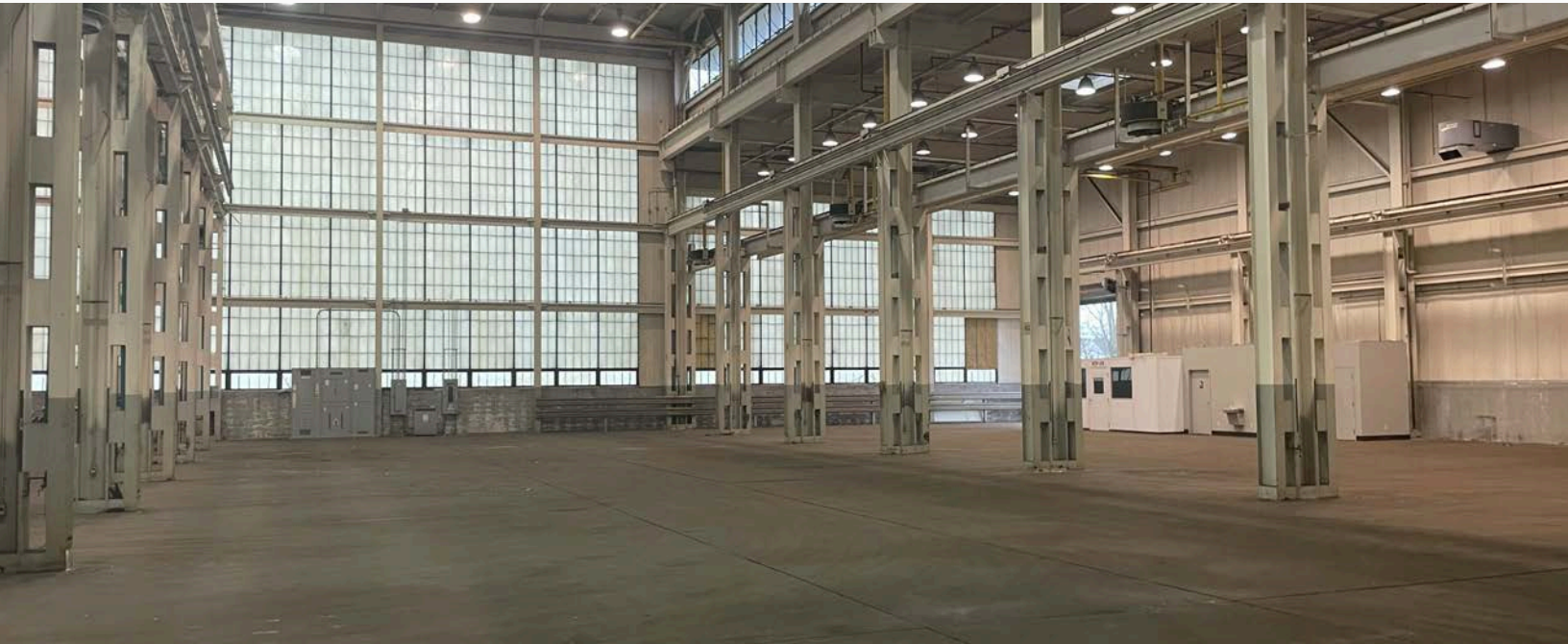
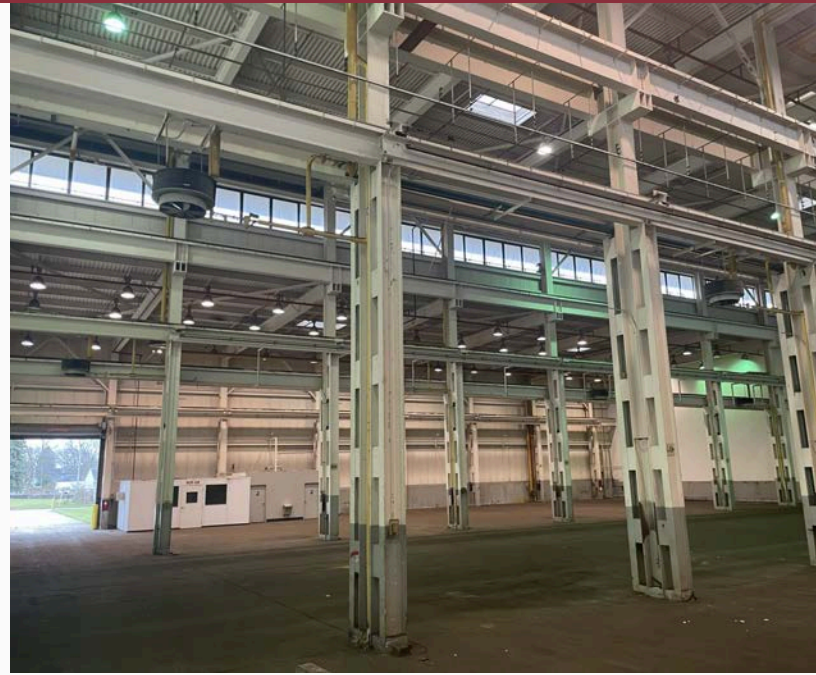
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