

Colliers

For SubLease Building A

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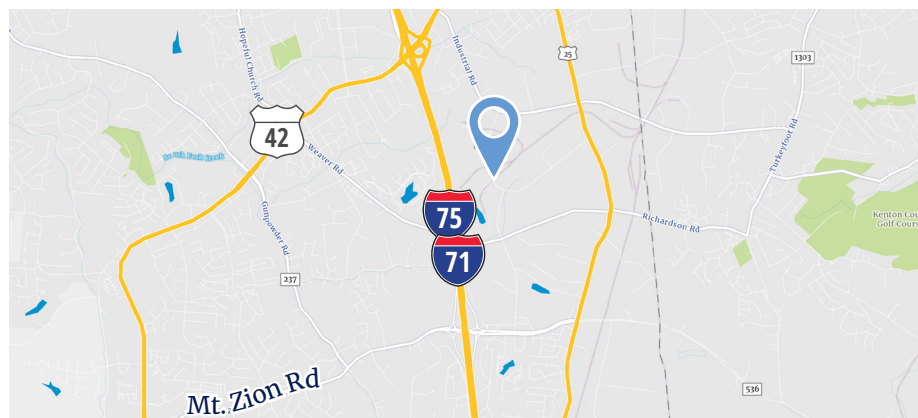
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7453 Empire Drive Florence, Kentucky 41042

Located in Boone County, minutes to I-75 via Mt. Zion Rd. and State Route 42 exits!



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Accelerating success.

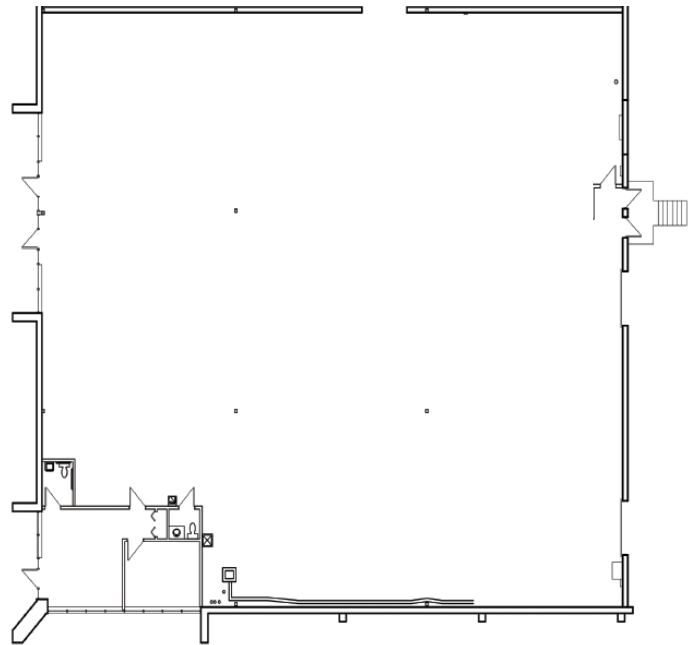
Property Highlights

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Lease Rate: **\$7.50/SF NNN**

- 11,040 SF available
- 18' ceiling heights
- 2 dock doors
- 32' x 38.33' column spacing
- Bay Size: 3,680 SF
- Ample parking
- Zoning - I-2, Heavy Industrial
- 128' shared truck court
- Wet sprinkler system
- OPEX: \$1.65/SF



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