



Industrial Building for Sale or Lease

**1177 N INDEPENDENCE STREET
HARRISONVILLE, MISSOURI**

Property Highlights

6,000 sf total in two buildings:

- Main Building (For Lease)
 - Lease rate \$3,750 per month, NNN
 - 4,000 sf of warehouse space
 - Small office/restroom area on 2nd floor
 - 16' ceiling clearance
 - 3 drive-in doors
 - Warehouse heated and cooled
- Out Building (Leased)
 - 2,000 sf warehouse space
 - 2 grade-level doors
- Sale price \$625,000

For information, please contact:

Hugh I. Riley V, CCIM

Associate Director

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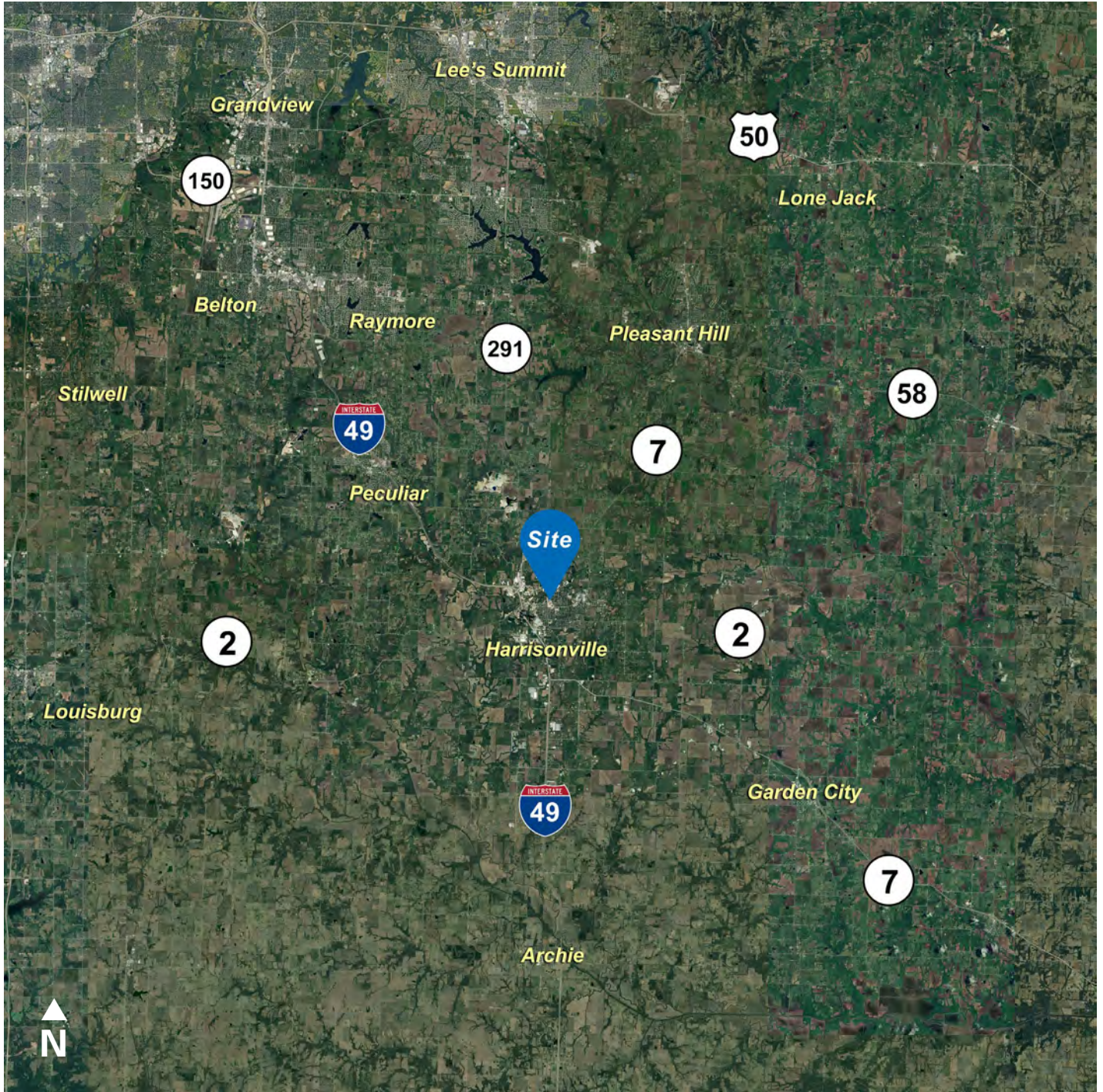
nmrkzimmer.com



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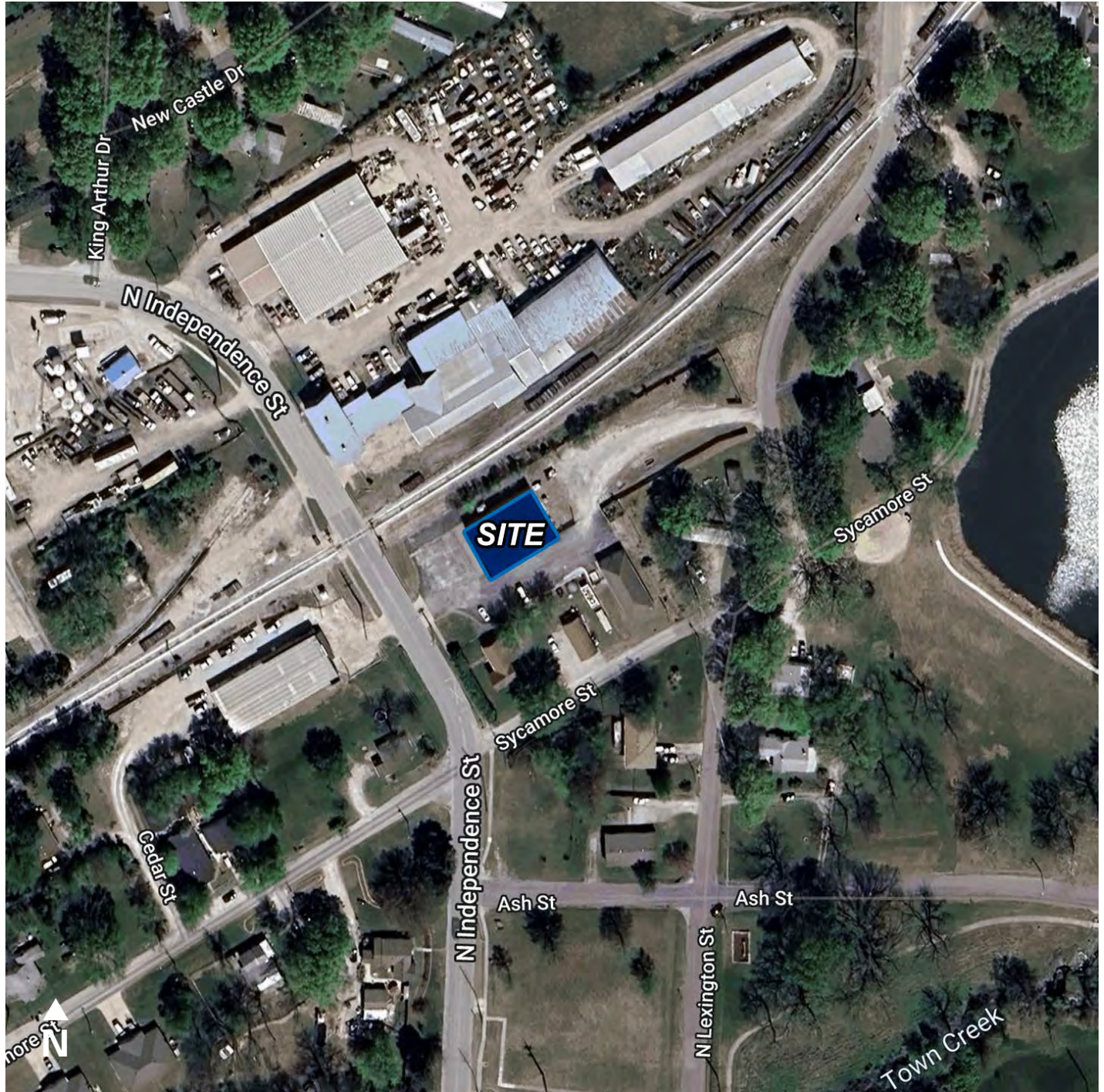
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