

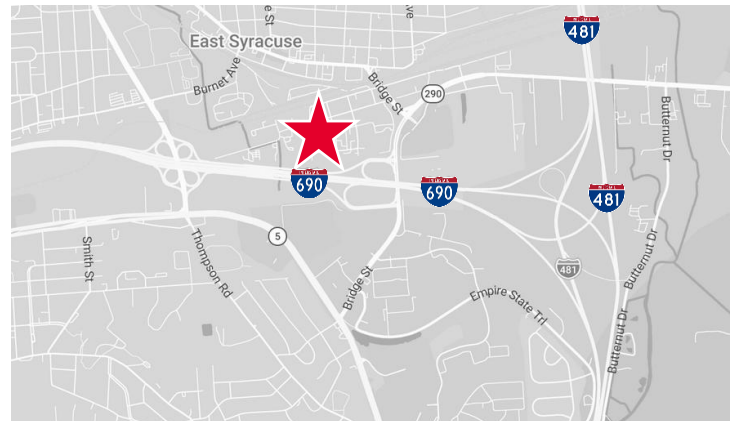


FOR SALE

7,320± SF TWO TENANT FLEX BUILDING

Property Highlights

- **Unit 203-A**
 - 1,680± SF of warehouse
 - 2,640± SF of office on two levels; can be reconfigured to provide additional warehouse area
- **Unit 203-B**
 - 2,328± SF warehouse
 - 672± SF office
- Each space has a 12' x 12' grade level overhead door
- 20' clear height in warehouse
- Floor drains
- 200A/240V/3 Phase incoming power
- Great yard area for parking or outside storage
- Convenient access to I-690 and I-481 via nearby Bridge Street
- Building can be delivered fully vacant for a single end user



Travel Time

I-690 0.8 mile / 4 minutes

Source: Google Maps

EXCLUSIVE CONTACT

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