

AVAILABLE

110 Monarch Drive
Liverpool, New York 13088



Industrial Flex Building



29,691± SF Flex Space

Property Highlights

- 29,691± SF situated on a 2.30± acre parcel
- 16' Clear height
- 5 Truck height loading docks
 - 4 Interior docks with 14' high drive-in doors
 - 1 Exterior platform dock
- Outside storage area with a hard packed stone surface
- Additional land could be made available
- 400A/240V/3Ph Power
- Can provide drive-in access if required
- Great access to I-90 (NYS Thruway) and other area interstates
- Significant interior renovations have been completed
- Landlord will provide Tenant Improvements
- Fully sprinklered (wet system)
- Will divide
- Available now



Contact

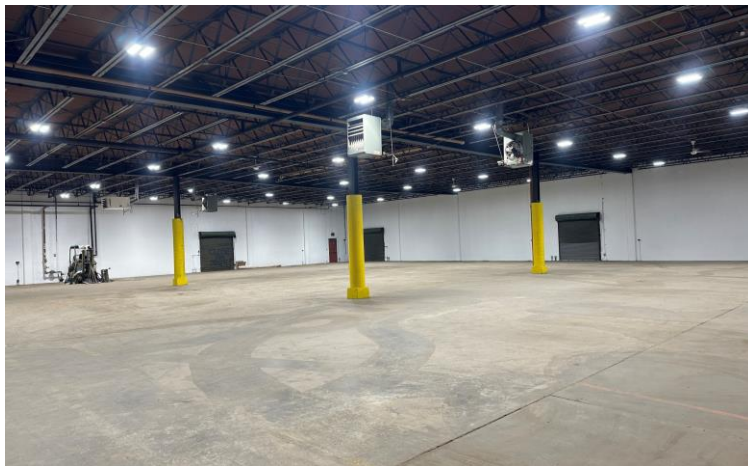
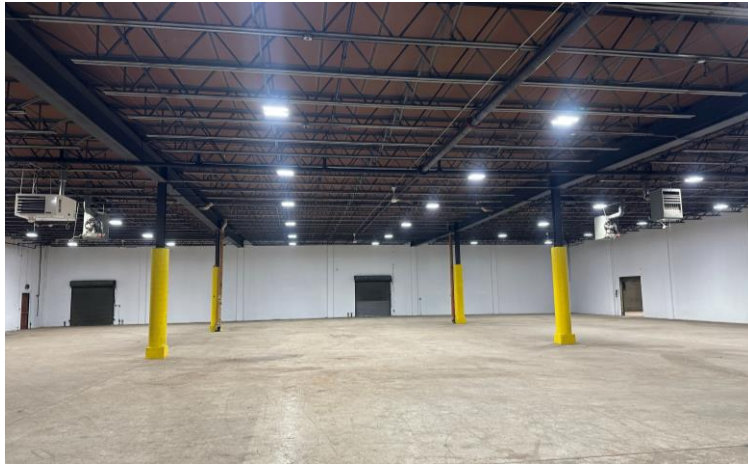
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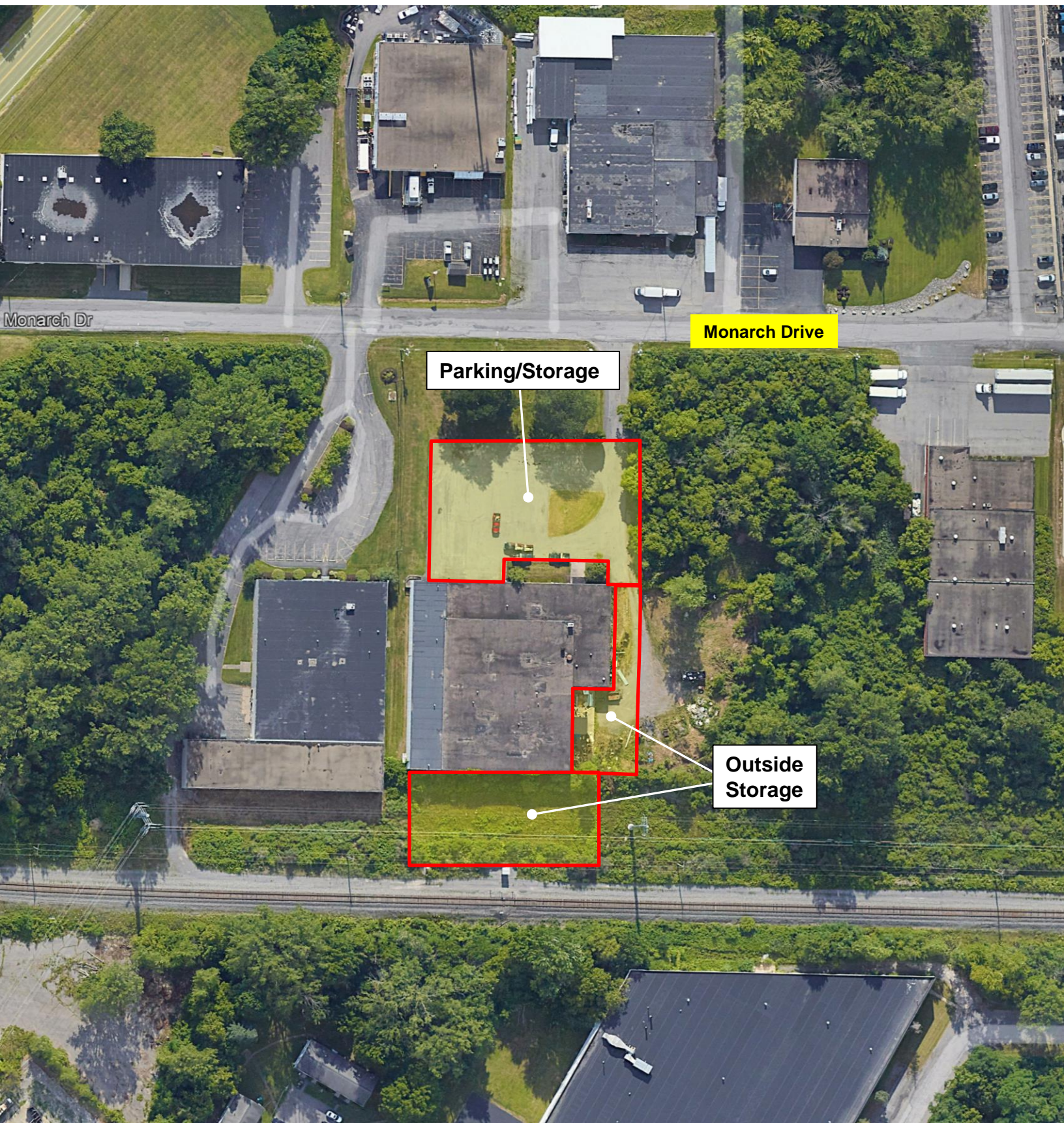
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Parking/Storage

Monarch Drive

**Outside
Storage**

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