



142 Main/Front Street

OFFICE OR WAREHOUSE SPACE AVAILABLE

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PROPERTY SUMMARY

- Land: 3.11 AC (139,872 SF)
- 2.3 AC of laydown area
- Taxes: \$4,000/yr

- **142 FRONT ST | WAREHOUSE:**
 - Prior Use: Metal Forging
 - Land: 2.3 AC (104,283 SF)
 - Building Size: 24,480 SF
 - Dims: 102' x 240'
 - Middle bay – 38' x 240' (clear 24'); Bridge Crane: 5-Ton
 - Side bays – 32' x 240' (clear 15')
 - Power: 220V/3P
 - Loading: (5) Drive-ins; (2) 14' x 10' / (3) 8' x 8'
 - No office in this building, separate located at 142 Main Street (960 SF)
 - Older roof

- **142 MAIN ST | OFFICE:**
 - Prior Use: Office
 - Land: 0.81 AC (35,589 SF)
 - Building Size: 960 SF (additional 960 in basement)
 - Dated space, would need to be updated

25,440 SF

AVAILABLE SPACE

I-2

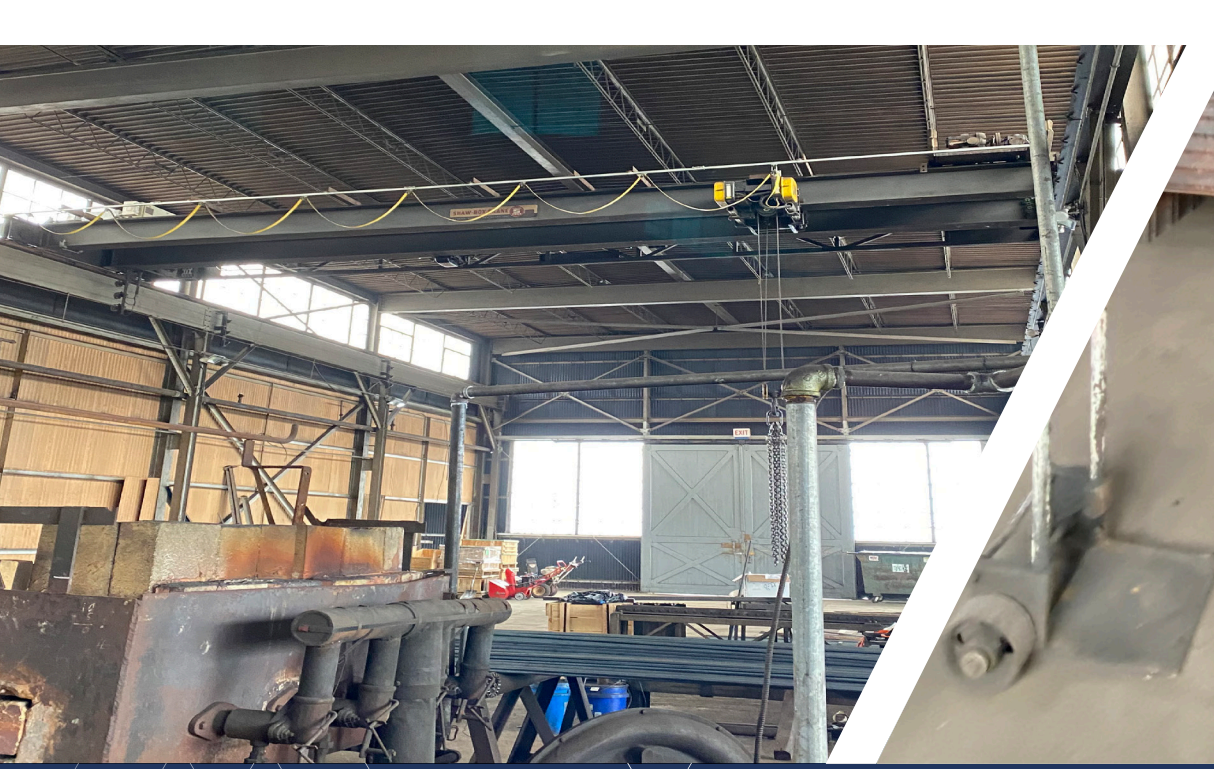
ZONING

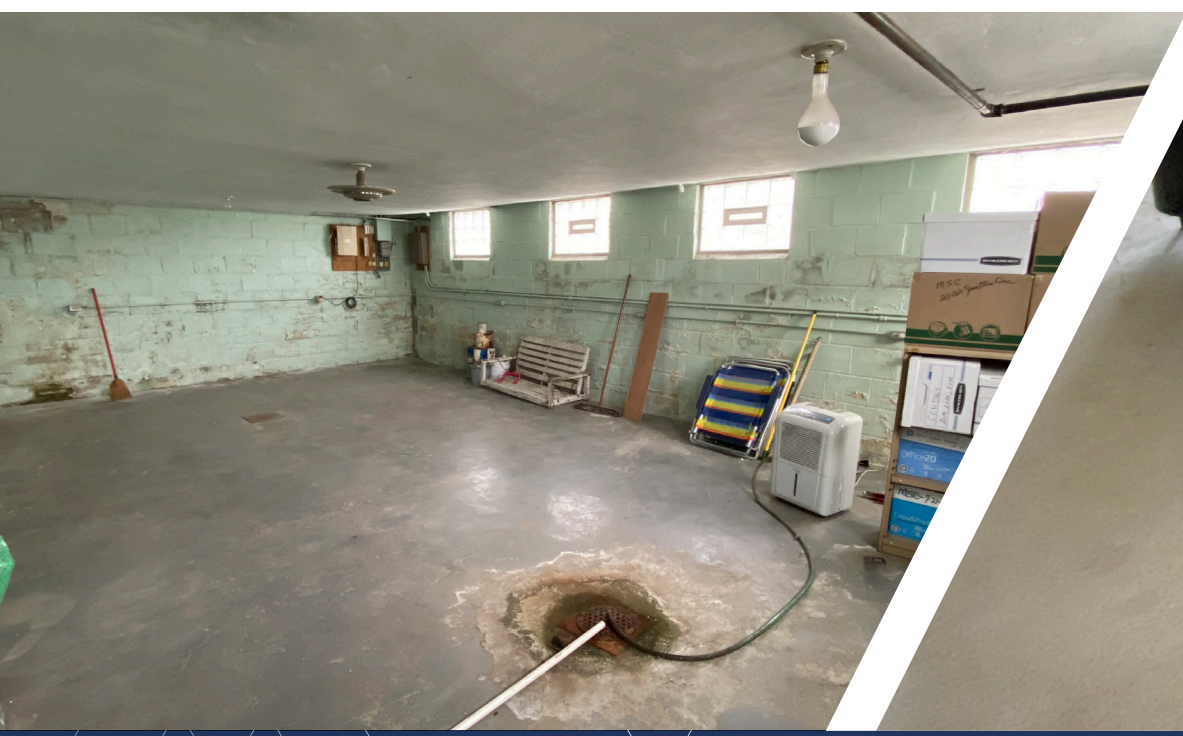
\$3.50/SF NNN

LEASE RATE

\$675,000

SALE PRICE





Area Demographics - 5 Mile Radius



\$86,635
Avg. Household
Income

11,544
Employees

23,373
Population

10,147
Households

\$227,956
Avg. Household
Value

47.2
Median Age

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