



Colliers

For Sale or Lease

1 Sandbank Rd

Ludlow, KY 41016

Some recent upgrades!

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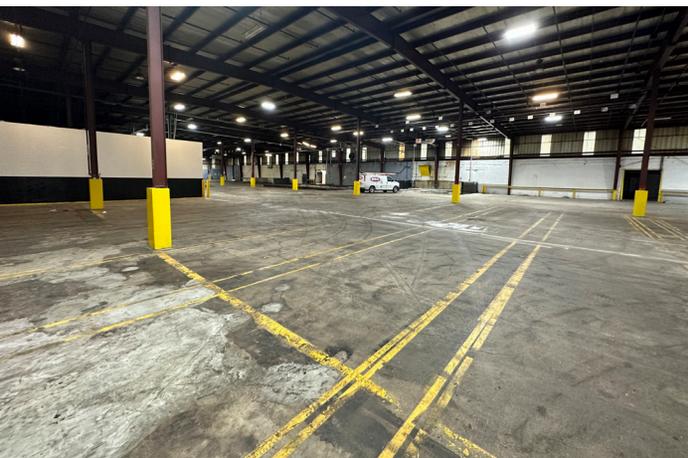
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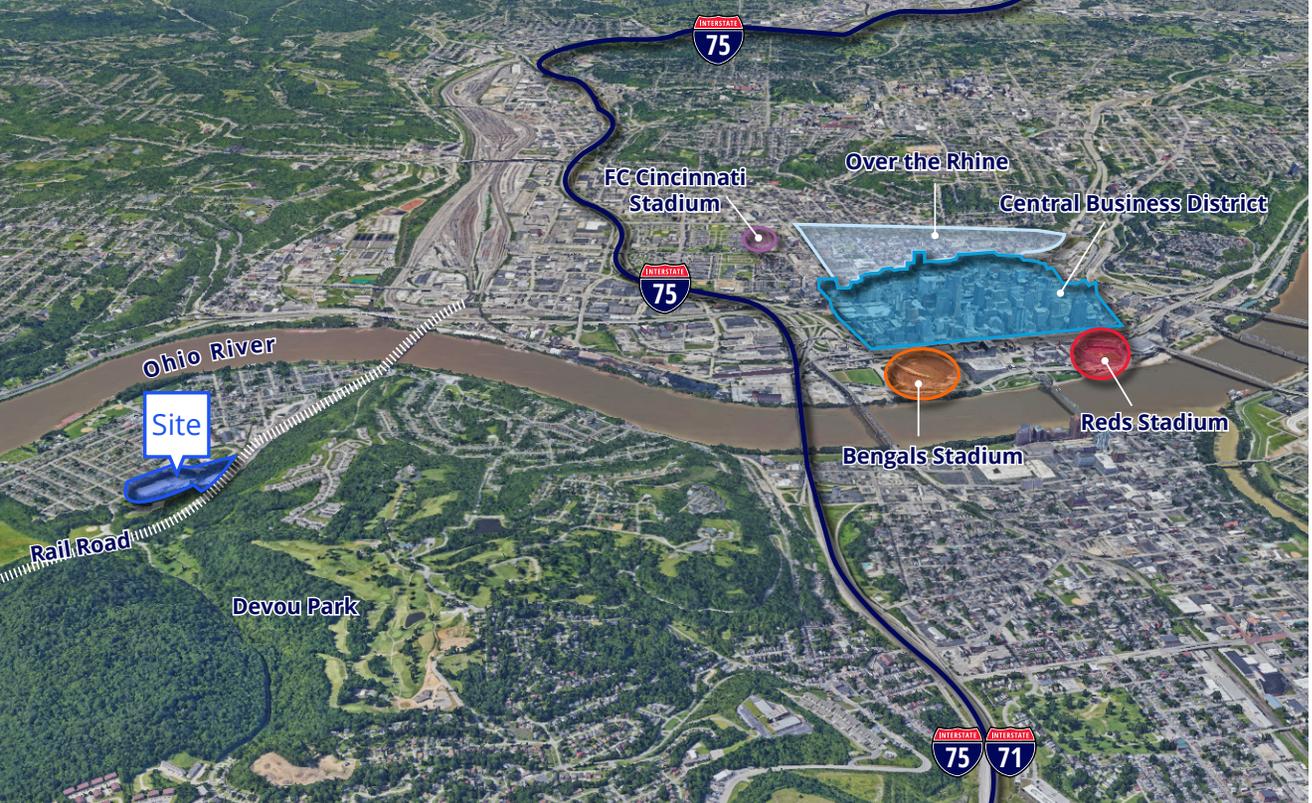


1 Sandbank
83,682 SF

2 Buildings can be
sold/leased together or
seperate!

4 Sandbank
* Also Available: 24,332 SF

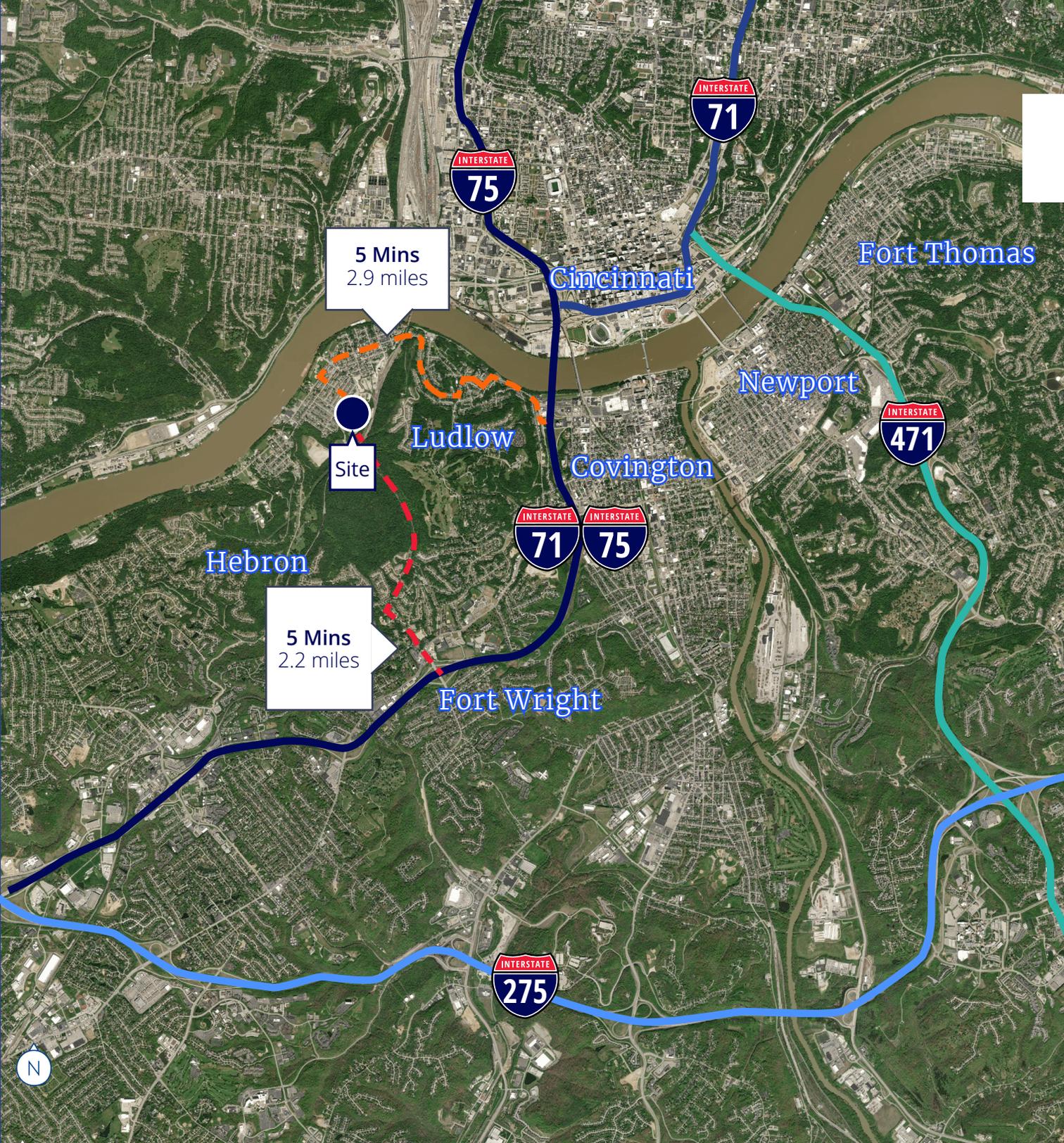




Property Highlights

Address	1 Sandbank Road
Municipality	City of Ludlow Kenton County
Building Area	4,280 SF Office 79,402 SF Warehouse 83,682 SF Total
Year Built	1980
Docks	5 Docks
Drive-ins	1 Drive-in Door
Clear Height	20' - 25'
Electric	1200 Amp, 480 Volt, 3-Phase
Acreage	5.330 Acres
Sprinkler	Wet System
New Improvements	New owner upgrades include electric, dry sprinkler system, etc. Owner will provide flexible tenant improvement package

Lease Rate: \$5.50/SF NNN
Sale Price: Negotiable



Contact Us

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