



## OVERVIEW

Located 2 blocks off Rt 21 and only 5 minutes from Rt 3. This high cube warehouse can be used for manufacturing, assembly, warehouse, showroom.

## RENTAL DETAILS

<b>SPACE AVAILABLE</b>	18,725 SF	<b>RENT RATE (YR)</b>	\$10.75 USD /SF/yr
<b># OF SPACES</b>	1	<b>LEASE TYPE</b>	Net
<b>RENT/MONTH</b>	\$16,774 USD /mo	<b>LEASE LENGTH</b>	Negotiable
<b>RENT RATE (MO)</b>	\$0.90 USD /SF/mo	<b>AVAILABLE</b>	Now

## BUILDING DETAILS

<b>PROPERTY TYPE</b>	Industrial	<b>CLEAR CEILING HT</b>	20 Ft
<b>PROPERTY SUBTYPE</b>	Warehouse	<b>DOCKS</b>	6
<b>TOTAL BUILDING SIZE</b>	60,000 SF	<b>DRIVE INS</b>	2
<b>YEAR BUILT</b>	1950	<b>PARKING SPACES</b>	20
<b>UTILITIES</b>	Gas, Water, Sewer, Heating		

## LAND DETAILS

<b>LAND ACRES</b>	3.5 AC	<b>ZONING</b>	-
<b>LAND SF</b>	152,460 SF		