

# Lease

## FEATURES

- Heavy power
- Cranes
- Easy access to all major routes
- I-G zoning
- Freestanding building on corner lot
- Ideal for fabrication

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## Property Information

Building Size	20,040 sq. ft.
Office	2,400 sq. ft.
Shop	17,640 sq. ft. (65' x 285')
Ceiling height	24' (under hook)
Cranes	2- 5 ton
Power	1,000 amp main (TBV) 3 phase, 208 volt
Loading	3 Drive-in doors 18' x 18' 1 Drive-in door 20' x 20'
Occupancy	January 1 <sup>st</sup> 2011
Lease Rate	\$11.00 psf
Op Costs	\$ 1.85 psf (est.)

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