

**VERY CLEAN SPACE WITH LARGE BAYS; 1 DOCK PER 6,600 SF
AND TRAILER PARKING AVAILABLE.**

SPACE AVAILABLE:	93,600 SF (West Side)
TOTAL BUILDING SIZE:	187,200 SF (Divisible to 93,600 SF)
OFFICE:	2,500 SF (5,000 SF total)
LAND:	331,995 S (7.622 acres)
CONSTRUCTION:	Precast
LOADING:	14 exterior docks w/levelers (28 total) 1 drive-in (2 total)
BAYS:	60' x 50'
POWER:	1000 amps / 480 volts
CEILING HEIGHT:	30'
HEAT:	Gas air rotation
SPRINKLERED:	ESFR
PARKING:	40 (expandable to ± 125)
ZONING:	I-1
LEASE PRICE:	\$2.95 PSF Net
REAL ESTATE TAX:	\$1.01 / SF (2008)
POSSESSION:	May 1, 2009
FEATURES:	<ul style="list-style-type: none"> • Food-grade warehouse ready for occupancy • In-floor guided system

For More Information:

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