



PROPERTY FEATURES

- Office/Warehouse space with yard
- Central location just outside city, easy access to the entire B/CS market!
- Each space configured differently
- Typical offices, conference room, break room, ADA restroom
- Insulated, vented warehouse/shop
- 16' eave height and 12' overhead doors
- Security fenced/paved yard
- 18-wheeler accessible via paved driveways
- Suddenlink and Frontier services available
- Landlord pays taxes, insurance, landscaping, and common area maintenance

SUITES FOR LEASE

Suite 117

Size: 2,000 SF

Price: \$1,900/MO

Industrial Gross

Available May 1st, 2022



AERIAL PHOTO

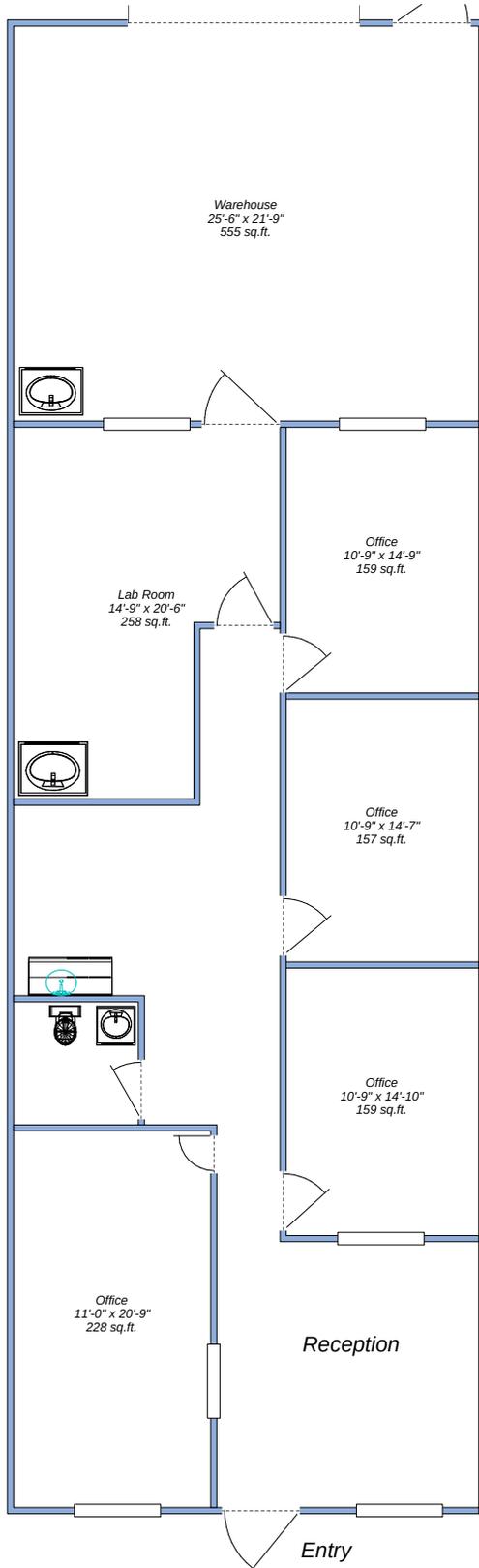


All borders are approximate.

SITE PLAN



All borders are approximate.



**SUITE 117
FLOOR PLAN**

All measurements are approximate.

AERIAL



