



## FOR SALE, FOR LEASE

### Property Description

±21,000 SF divisible user investor building. Wide open clear span barrel truss industrial warehouse for sale or lease. Currently consists of two units: ±15,000 SF and currently leased ±6,000 SF.

### Property Details

SALE PRICE: **\$750,000**

LEASE PRICE: **\$6**

MINIMUM RENTABLE SQ FT: 21,000

MAXIMUM RENTABLE SQ FT: 21,000

LEASE TYPE: Modified Gross

ZONING: I

BUILDING SQ FT: 21,000

SITE SQUARE FEET: 21,000

