

**MULTI-TENANT INDUSTRIAL  
WITH YARD**


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**Suite 181 - 5,265 SF Available**  
**Lease Rate: \$5,005 (\$0.95 / SF) Per Month Gross**

**Property Details**

Office SF	± 3,044 SF
Ceiling Height	16'
Loading	3 Grade level doors
Power	600 Amp, 120/208 Volt, 3 Phase
HVAC	AC (office) / EVAP (warehouse)
Sprinkler	Ordinary Hazard
Construction	Masonry
Year Built	2007
Building Size	16,305 SF
Lot Size	2.87 acres (124,851 SF)
Zoning	I-1 (Light Industrial)
Parking	4.48:1000

**Property Highlights**

- Upscale business park environment
- Prominent location in the Eastside Commerce Center
- 24/7 video surveillance, on-site ownership
- Secure yards available
- Located in the Opportunity Zone

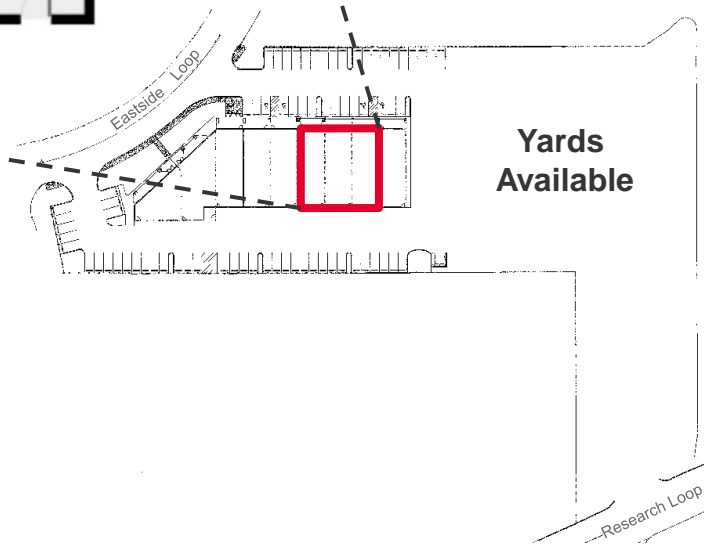
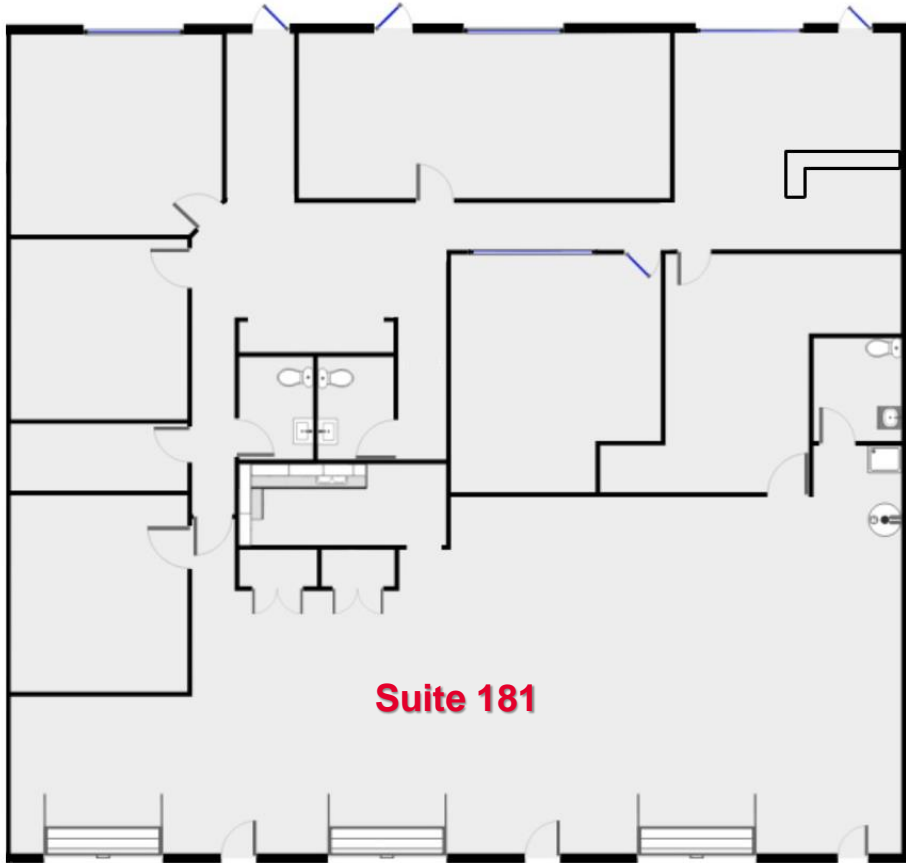


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**Floor Plan & Site Plan**

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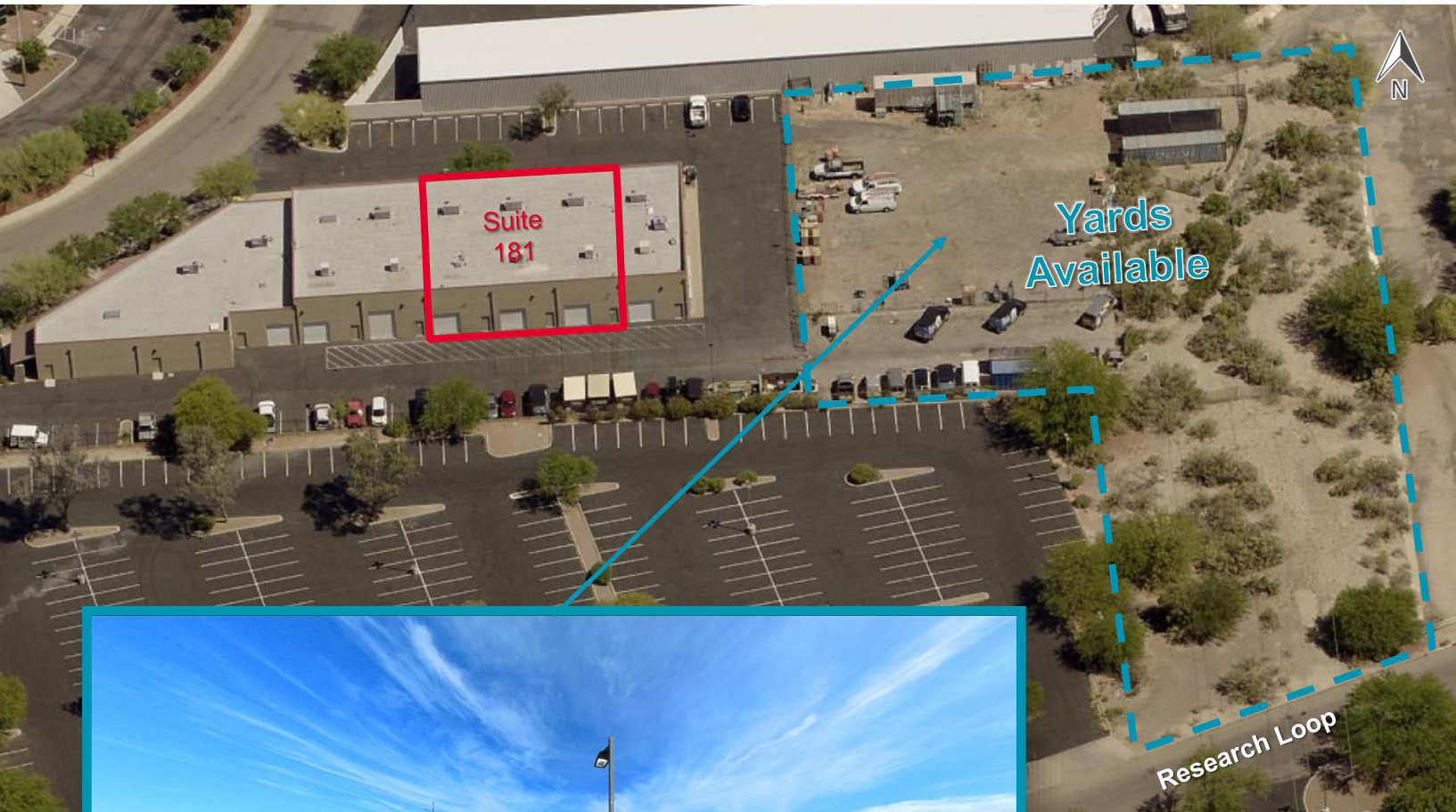


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Site Plan Aerial

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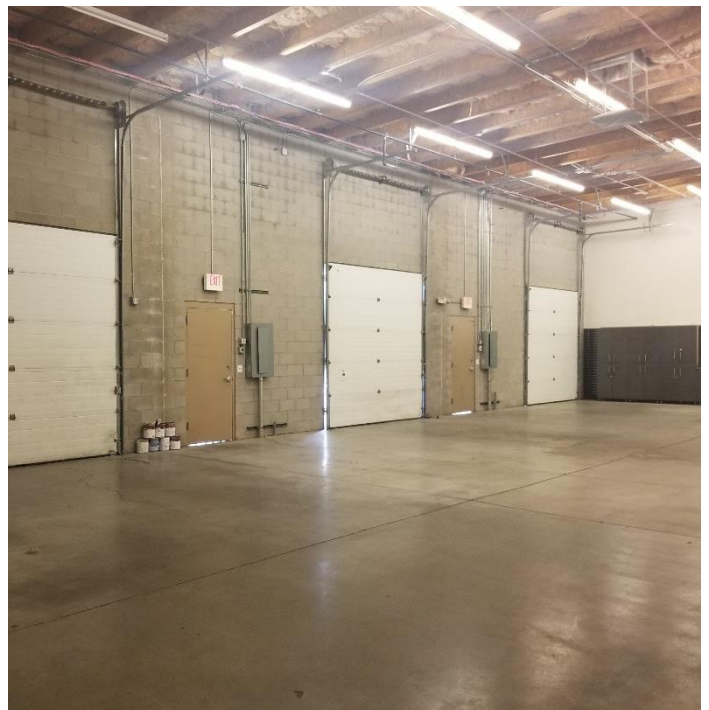
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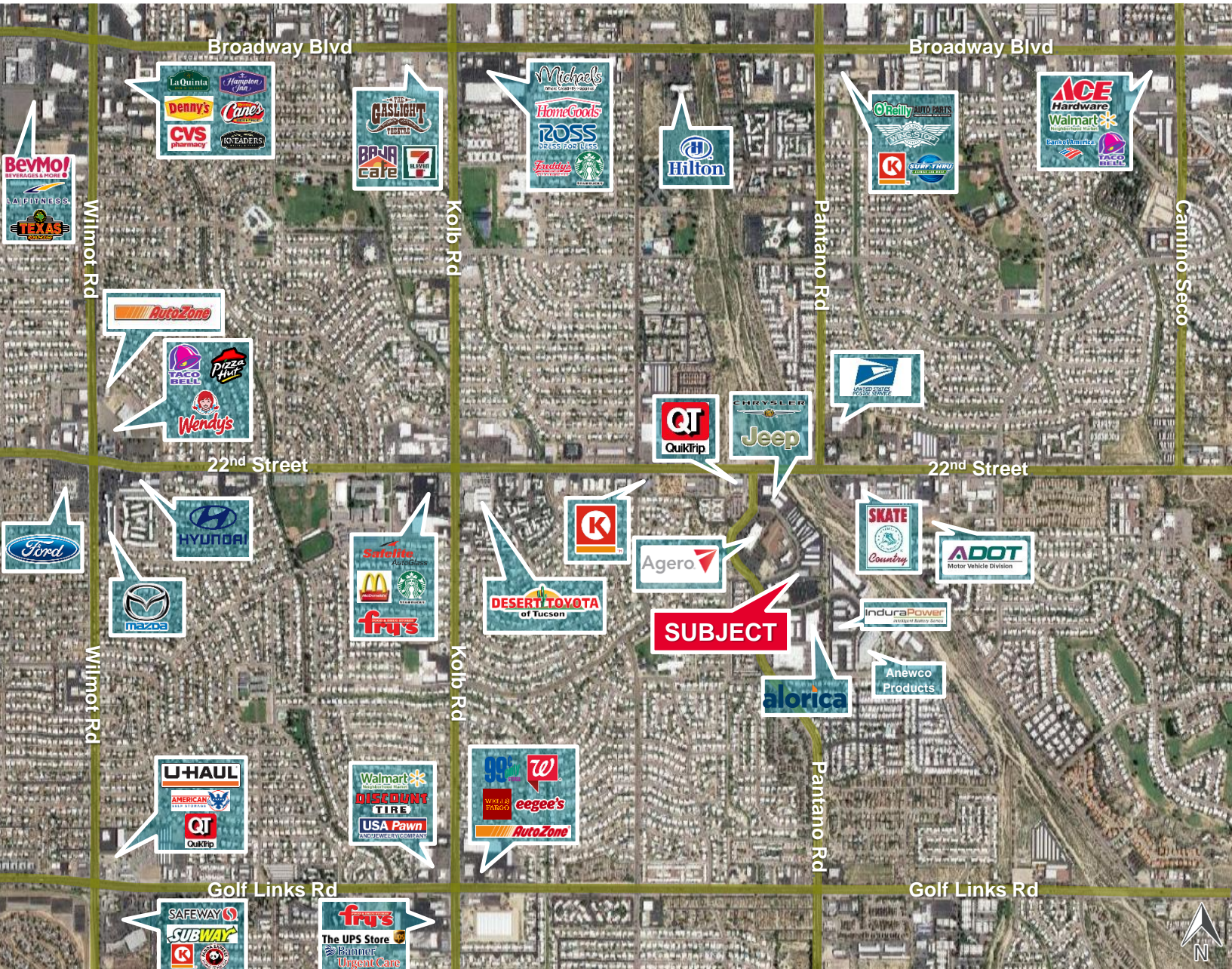
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8/4/2022

**Suite 181 Photos**



Aerial Map



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