

## FOR SALE

### INDUSTRIAL BUILDING 16,800 SF Bank Owned

Industrial multi tenant building with tenant in 2,500 SF. Remaining 14,300 SF ideal for owner/user or is divisible. 5 DID's provides (3) 12x18 and (2) 12x12 (see layout). Ample parking, zoned M1. Bank owned, sold "as-is" - make an offer. Contact Joe H. to schedule tour or further details.

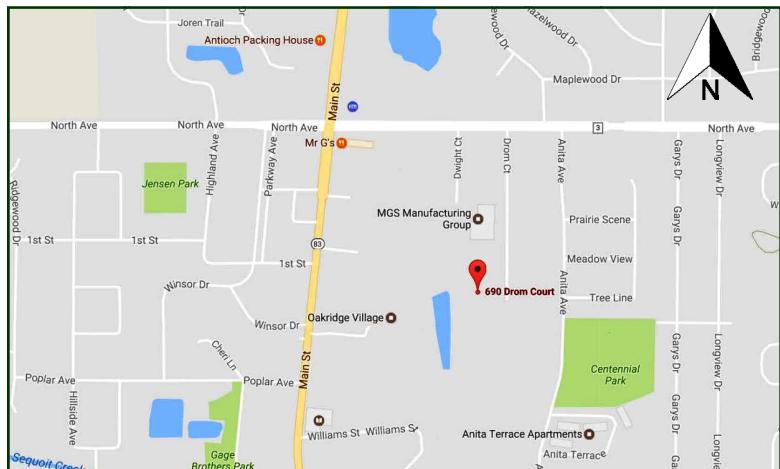


#### PROPERTY SPECIFICATIONS

Description:	Steel Multi-Tenant Building
Year Built:	1996
Building Size:	16,800 SF
Land Size:	1 Acre
Office/Showroom:	400 ± SF
HVAC System:	GFA - Ceiling units
Power:	200 Amp
Sprinklered:	No
Floor Drains:	No
Ceiling Height:	12' - 14'
Parking:	30 Spaces
Washroom(s):	(1) Office (1) Warehouse
Truck Docks:	(1) Exterior w/Leveler
Drive-in-Doors:	(3) 12x18 (2) 12x12
Sewer: Septic	Water: Well
Possession:	Closing
Zoning:	M1 Limited Mfg.
Real Estate Taxes:	\$7,344.29 (2016)
Sale Price:	\$449,000 (\$26.73 psf)

LoopNet: 20323771

MLS: 09616800



**DIRECTIONS:** Route 83/Main Street to North Ave. East to Droms Ct.

**PIN:** 02-08-201-081

May 11, 2017

*No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. This document is for information purposes only. No offer of sub-agency is being made.*

