



### HIGHLIGHTS / FEATURES

- Bright clean space recently upgraded
- New ceramic tile
- Painted walls in office and warehouse
- New kitchen and bathroom fixtures

### PROPERTY INFORMATION

Warehouse	7,557 sq. ft.	Loading	12' x 17' drive-in door
Office	1,543 sq. ft.	Lease Rate	\$8.00 psf - Year 1 \$9.00 psf - Years 2 & 3
<b>TOTAL</b>	<b>9,100 sq. ft.</b>	Op Costs:	\$4.40 psf (est. 2020)
Ceiling	18' clear		
Power	200 amp @ 120/208 volts		



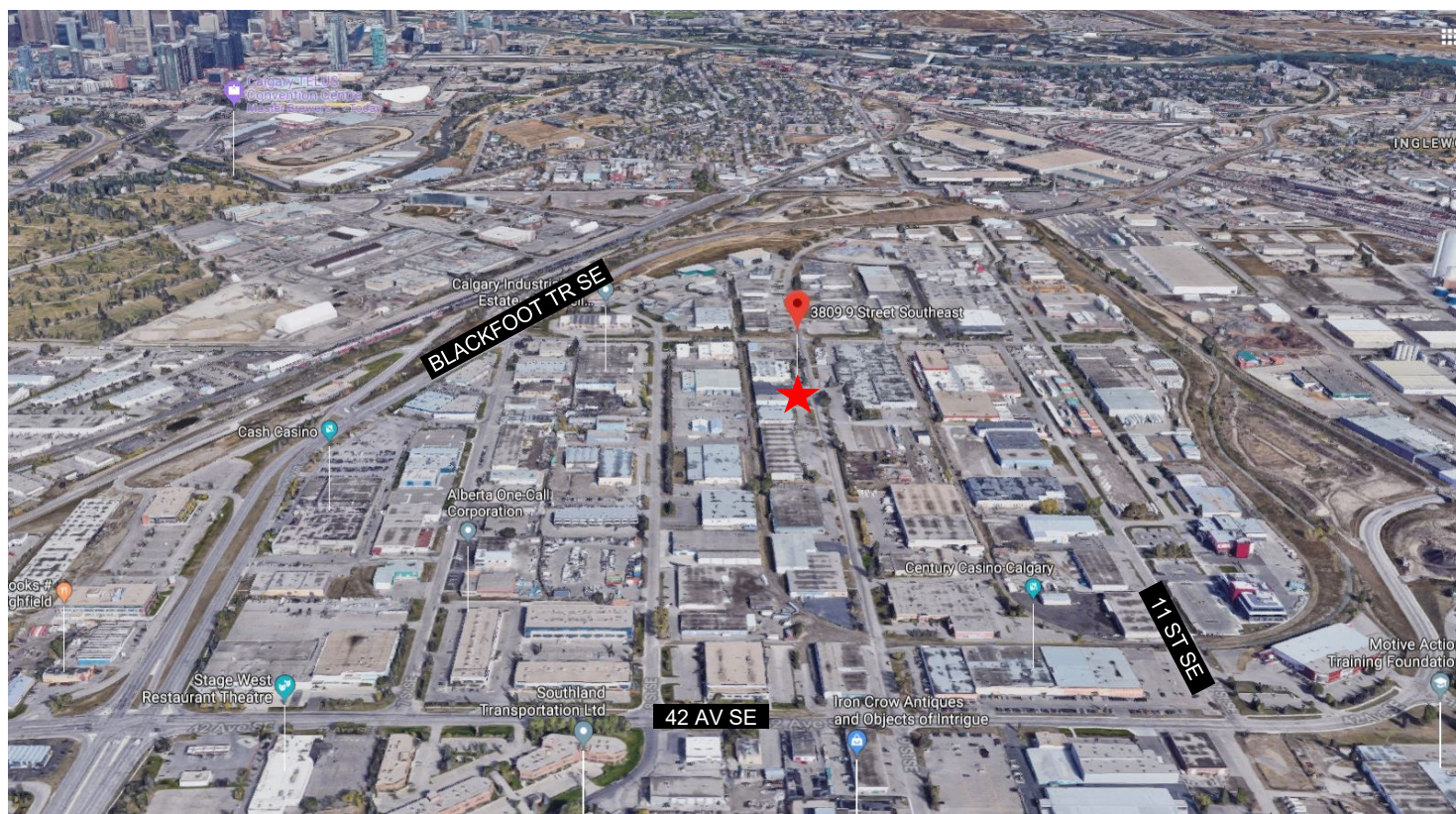
7,557 SQ FT  
WAREHOUSE M/L  
1,543 SQ FT  
OFFICE AND SHOWROOM





# Lease

3809 - 9 Street SE



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