

# FOR LEASE

**68,597± SQ. FT.** OFFICE MANUFACTURING/WAREHOUSE SPACE



**25,000± SQ. FT.** AIR CONDITIONED PRODUCTION AREA

- 35,000± Sq. Ft. Newly Refinished Office/Production Area
- 35,000± Sq. Ft. of Clean Warehouse Area
- Six (6) Truck High Docks
- Recently Updated Heavy Electrical Service
- Ample Parking (550 Total)

**Reduced** Lease Rate: \$2.95 Per Sq. Ft.,NNN

## For Sale

200,000± Sq. Ft. User/Investor Facility  
105,000± Sq. Ft. Leased Through 2013  
10.3 Acre Site

~~Sale Price: \$6,475,000.00 (\$32.38 Per Sq. Ft.)~~

**Reduced Sale Price: \$5,950,000.00 (\$29.75 Per Sq. Ft.)**

Contact: Hal C. Ball SIOR or James Newman

**HILLIKER**

®

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