



THALHIMER

FORMER MANUFACTURING FACILITY FOR SALE
906 Adams Street
Bedford, VA 24523



275,000 SF Manufacturing Facility on 10.37 AC

For more information, contact:

GEORGE LUPTON, CCIM
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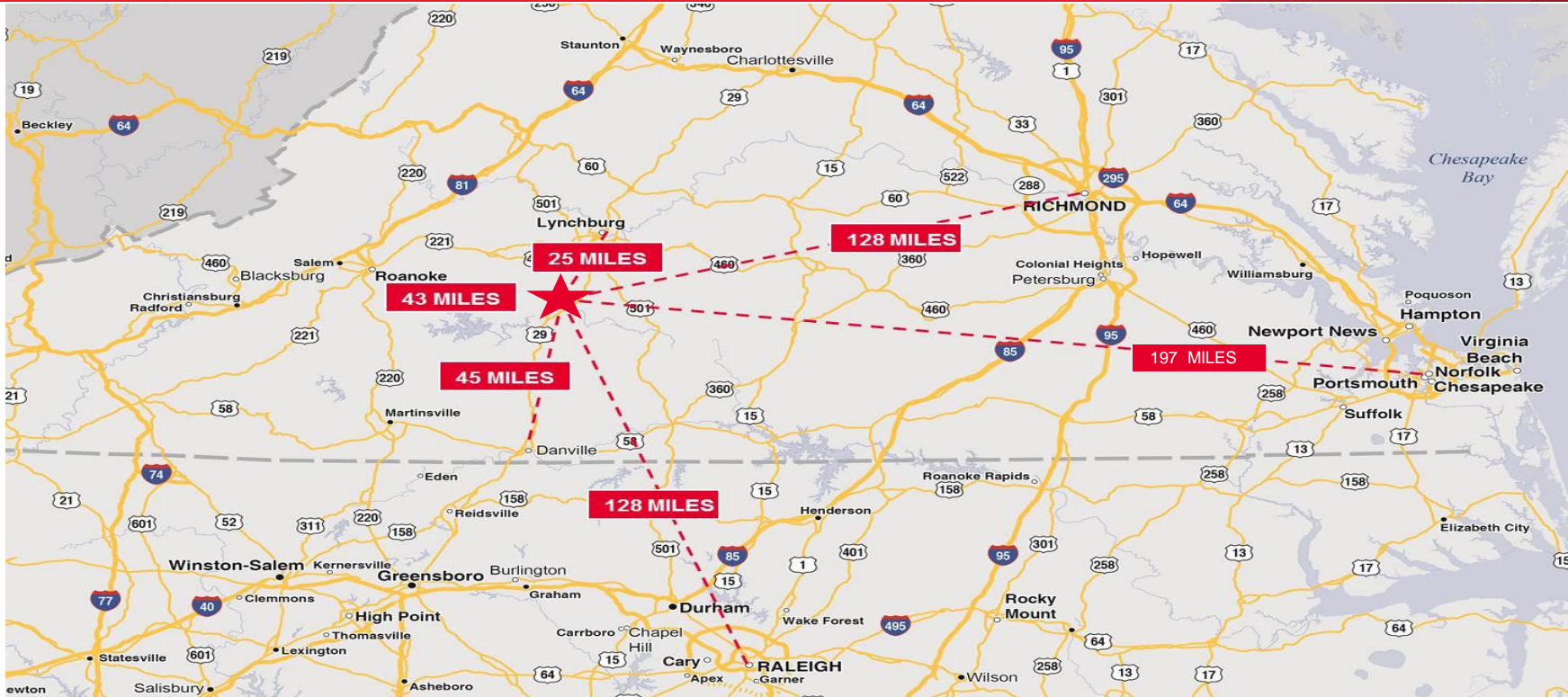
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Coffee Crossing
6000 Boonsboro Road, Suite A
Lynchburg, VA 24503
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Property Features

- 275,000 SF former manufacturing facility on 10.37 AC
- Five dock high doors with levelers and three drive in delivery doors
- Electrical 110/480 voltage
- Four freight elevators at 15,000 lb capacity each
- Propane heat throughout the building
- Rail access available with rail spur
- Main facility is on 2 floors (each floor 80,000 SF – total 160,000 SF)
- Separate 10,000 SF office/personnel building
- Secondary warehouse 105,000 SF
- Facility is fully sprinklered – Wet system
- **Sales Price:** \$2,000,000.00/\$7.27 SF

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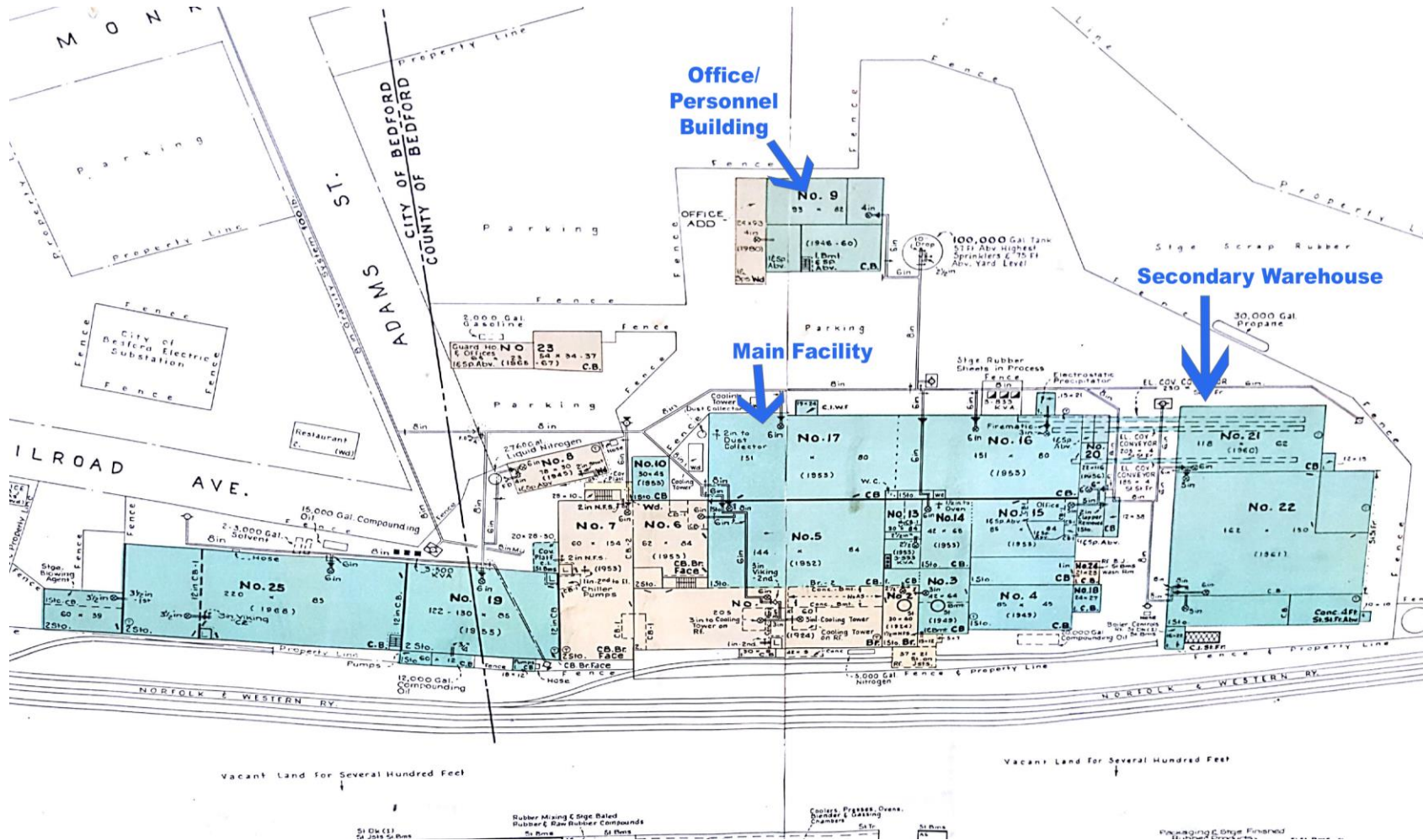
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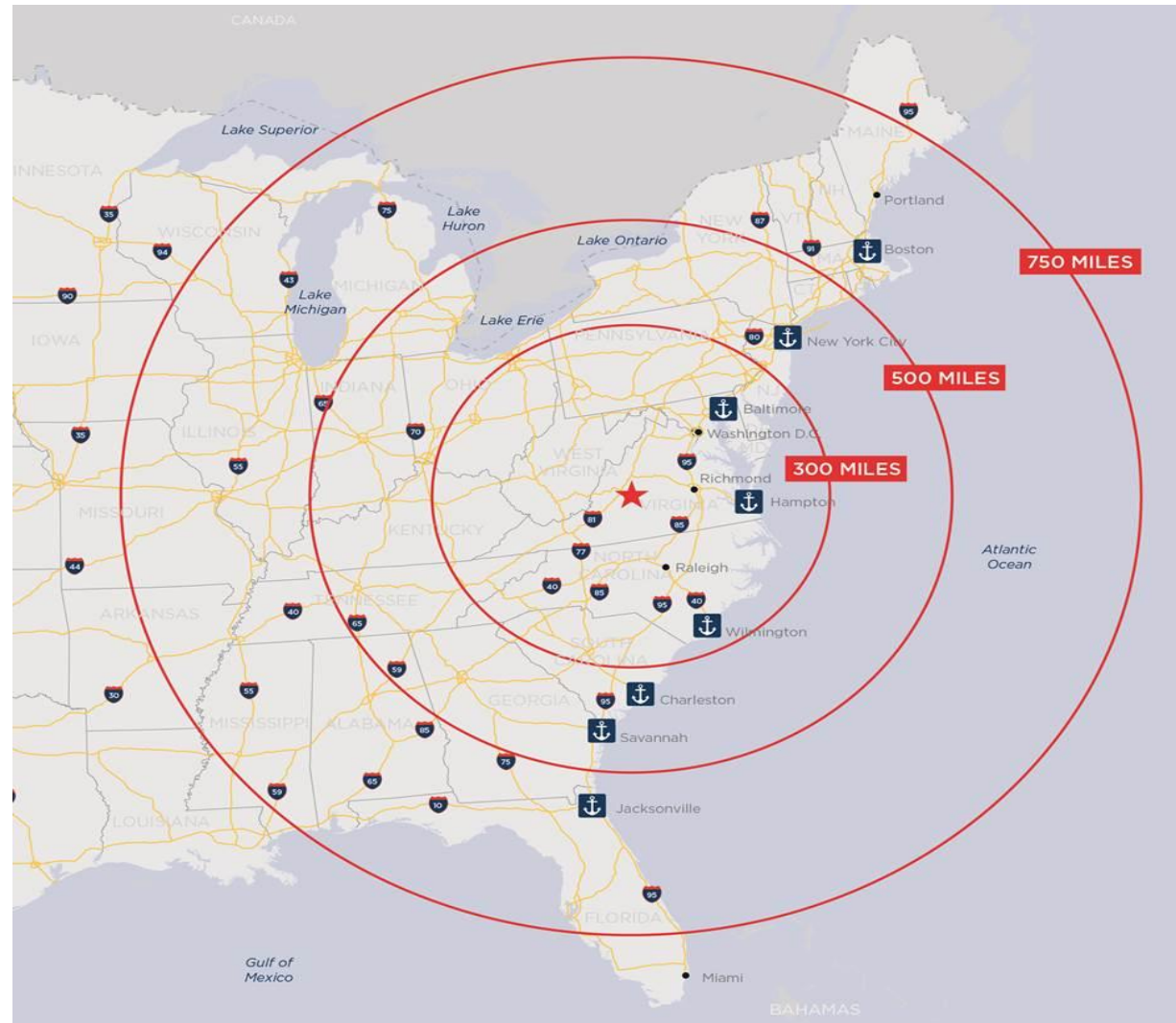
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Ports

- Port of Hampton, VA 203 miles
- Port of Baltimore, MD 240 miles
- Port of Charleston, SC 373 miles



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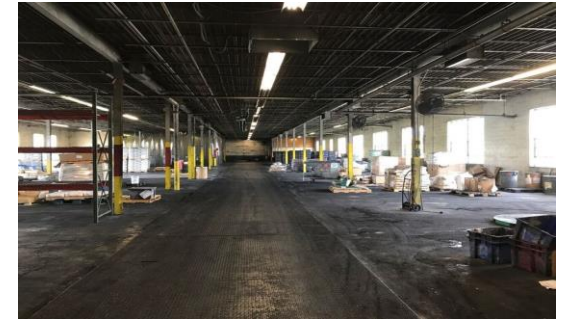
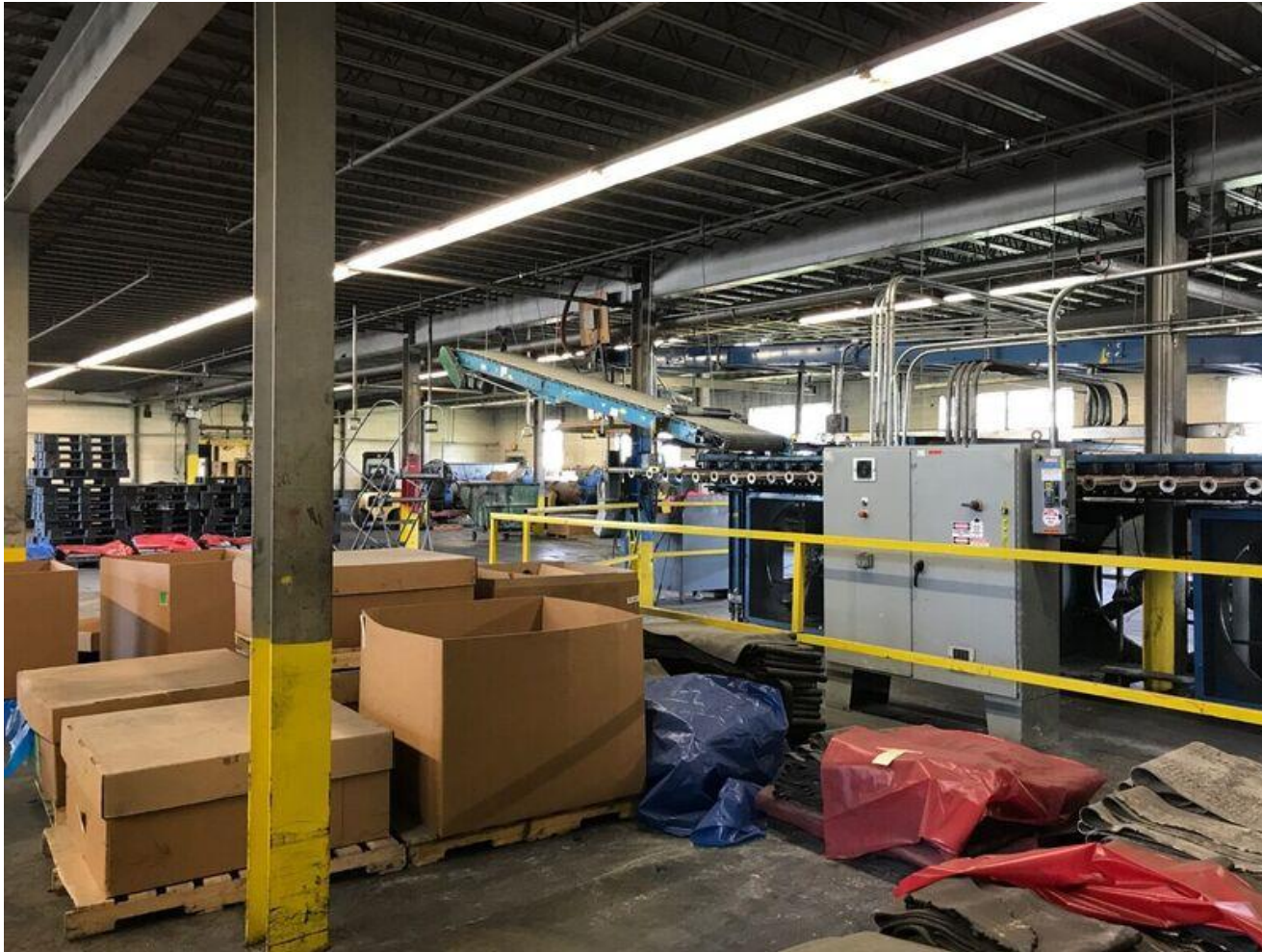


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