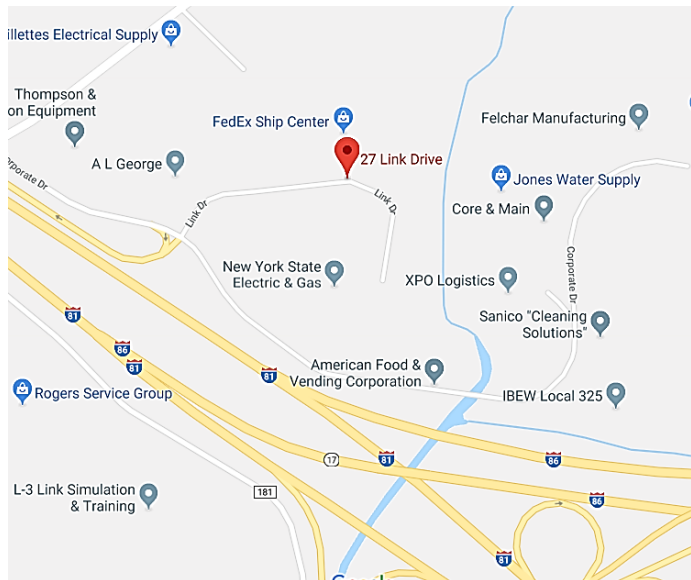




FEATURES:

- Flex office space that can be divided
- 5,800 SF of office with 4,200 SF of warehouse
- Two docks, two overhead doors
- Fully air conditioned
- Surface lot parking
- Ceiling heights 13'-14'
- Well located in Kirkwood Industrial Park just off the highway

DETAILS	
LEASE RATE	\$8.50/SF NNN
AVAILABLE SF	4,200-10,000 SF
TAX ID	146.04-01-055
NETS (estimated)	\$2.25/ SF *Not including utilities



For more information, please contact:

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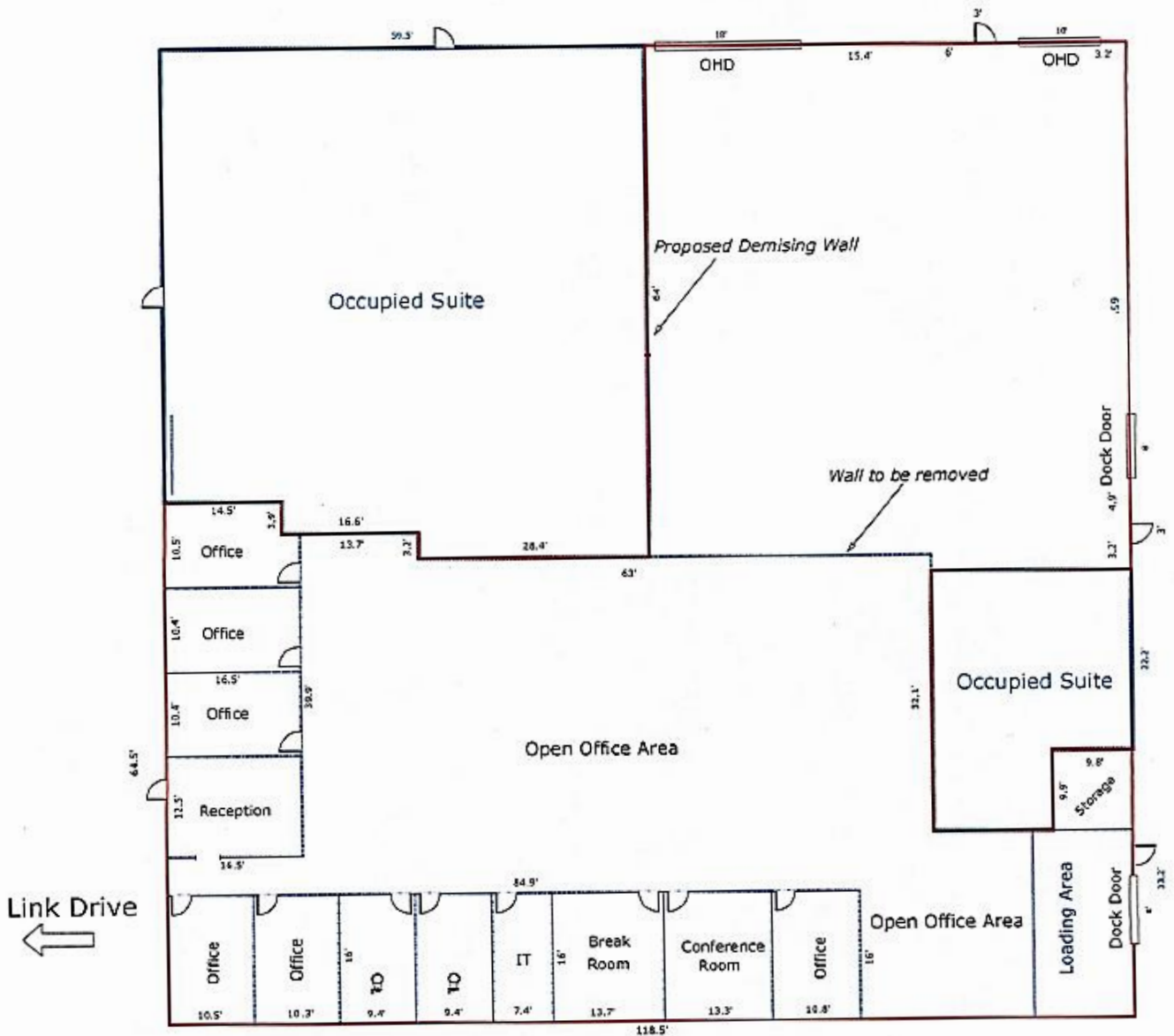


Figure 1 – Layout of premises

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