

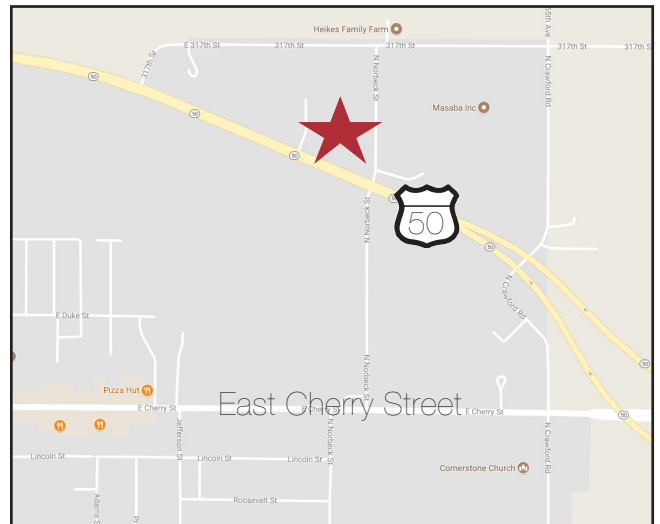


Vermillion Warehouse

1212 N. Norbeck St., Vermillion, SD 57069

Property Features

- Building size: 45,440 sq. ft.
- Lot size: 8.2 acres
- Zoning: Light Industrial
- Year built: 1995
- Two loading docks, two grade doors
- 1600 amp, 3-Phase power
- 24' sidewalls
- Multiple overhead cranes
- Heated & cooled
- Entire building sprinklered



Pricing

- Lease rate is \$4.00/ sq. ft. NNN
- NNN estimated at \$1.00/ sq. ft.

Location

- Located on Highway 50
- Area neighbors include: Masaba Inc., Johnson Feeds, Coyote Chemical, Midwest Ready Mix & Equipment



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For Lease
Industrial Building
Vermillion, SD



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TYPE	F-FDP	ENCL	1
FILE	96-17151C	DATE	2-29-96
VOLTAGE	480Y/277	SYSTEM	3Ø 4W
AMPS-SUPPLY	1600	SECTION	1600
USE	75°C	CONDUCTORS HERTZ	60
		SECTION NO.	1 OF 1
SUITABLE FOR USE AS SERVICE ENTRANCE EQUIPMENT L1289			
Underwriters Laboratories Inc.® <small>LISTED</small> DEAD FRONT SWITCHBOARD SECTION No. C 820575 OF		DANGER HAZARD OF ELECTRICAL SHOCK OR BURN TURN OFF POWER SUPPLYING THIS EQUIPMENT BEFORE WORKING INSIDE 3401A1285	P 062347418

