

# AVAILABLE



## 3424 W. OSBORN ROAD 8,443 SQUARE FEET

### Features:

- 8,443 Square Feet; 35<sup>th</sup> Avenue & Osborn
- Showroom/office build-out. 800 square feet of office with 2 restrooms.
- 16' minimum clear height.
- Fenced Secured Yard area
- One (1) 10' x 10' grade level door
- Osborn Street Frontage and Signage
- 400 Amps 120/240V 3 Phase

### Contact Information:

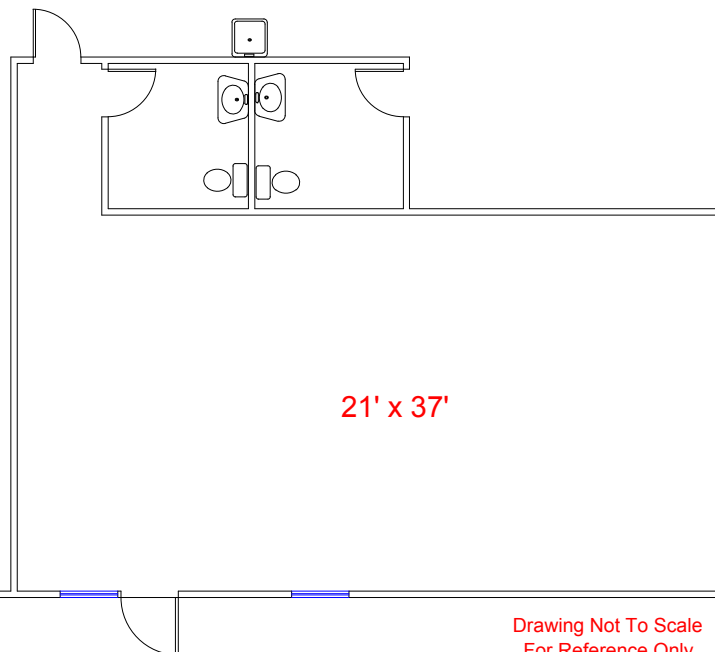
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10' x 10' Grade Door

Warehouse  
60' x 106'



21' x 37'

Drawing Not To Scale  
For Reference Only

3424 W. Osborn Road  
Approx. 8,443 Sq. Ft.