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LEASE DETAILS

Available:	6,000 - 24,000 SF
Lease Rate:	\$12.75 PSF
Lease Type:	NNN
Lease Term:	Negotiable

BUILDING INFORMATION

Tenancy:	Multiple
Year Built:	2026
Building Size:	24,000 SF
Lot Size:	2.41 AC
Zoning:	Light Industrial (LI)
Drive-In Doors:	6
Dock Doors:	2

PROPERTY HIGHLIGHTS

- Visibility from Portal Road with over 13,000 vehicles per day
- Large overhead doors
- Estimated delivery Estimated delivery Q1 2027
- Light industrial zoning allows for a variety of uses

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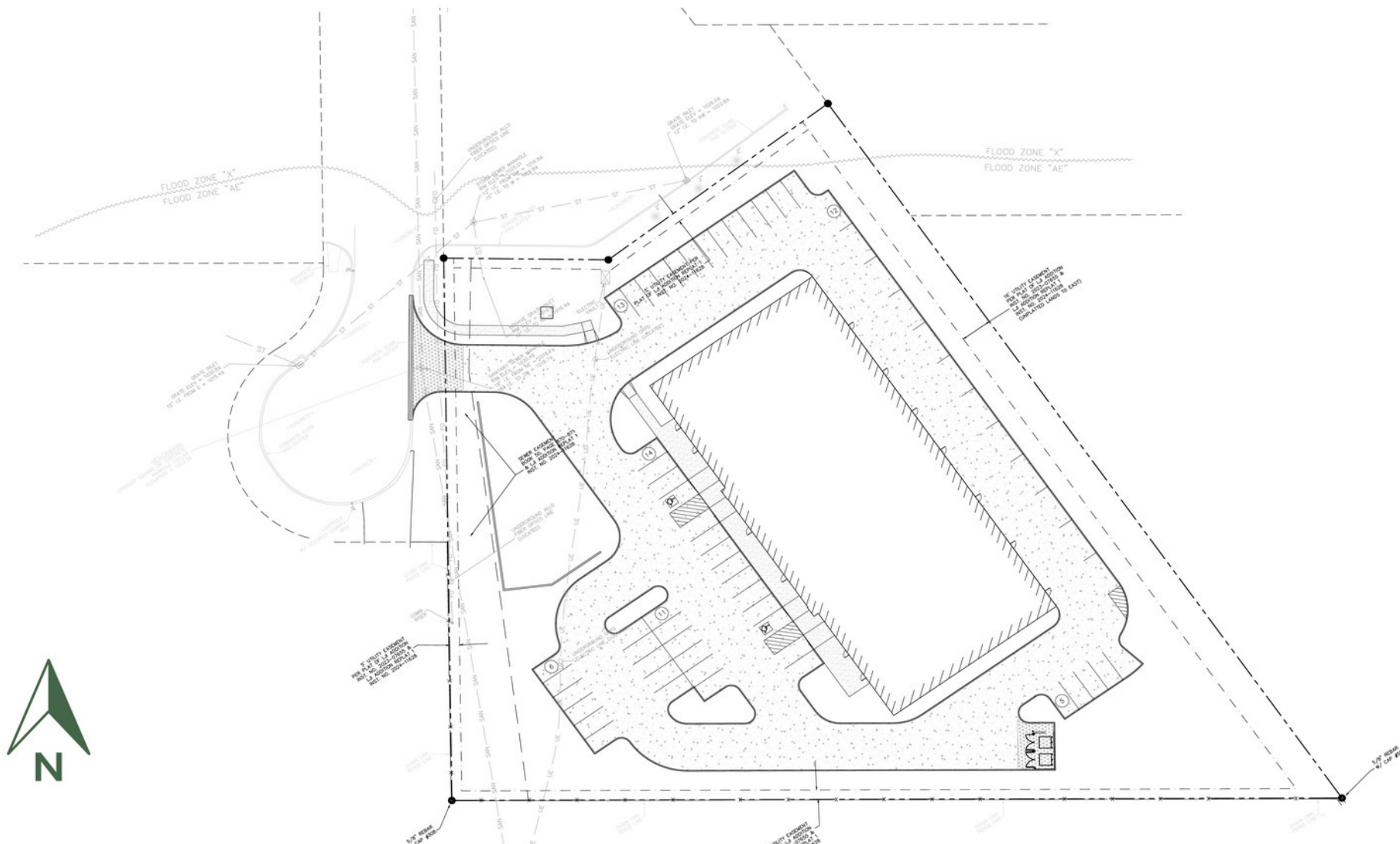
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