

# Warehouse for Sale

400 Industry Drive | Carlisle, OH | 45005



COUNTY	PROPERTY TYPE	ZONING	SPACE AVAILABLE	PRICING
Warren	Warehouse	M-1 Light Industrial	44,433 SF Warehouse	\$2,200,000

## Property & Location Highlights:

- Built in 1991 metal warehouse with masonry/concrete office construction
- +/- 41,292 SF warehouse with +/-3,141 SF office space situated on 7.6 acres
- Roof: Fully Insulated Metal
- Clear Height ranging from 20'-24'
- Column spacing: 25'x65' and 25'x70' center bay
- Sprinkler: Wet System

- Drive In Doors: Three (3) Total. Two (2) 10' x 10' doors & One (1) 12' x 14' door
- Dock Doors: Three (3) 9' x 10' with mechanical pit levelers
- Electrical: 440/480V 3 phase, ~2,000 amps
- Lighting: T-8 Motion Sensor Lighting
- Cranes: Two (2) two-ton hoist cranes
- Heat: Natural gas fired unit heaters

For more information, contact:



**Henkle Schueler**  
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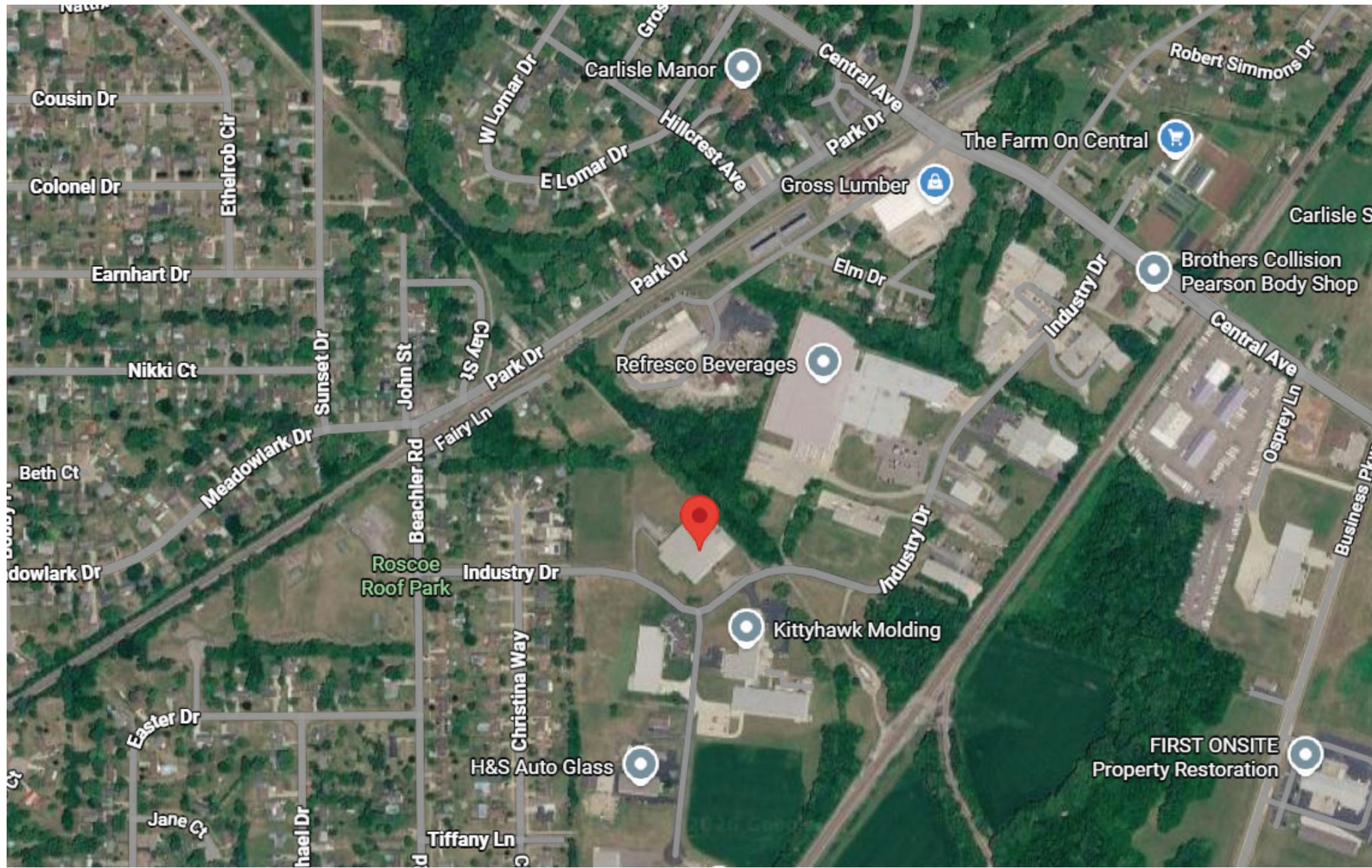
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