

# The Manufacturing District

# MD



## Owner

Quadrant Investment Properties

## Year Built

2020

## Rentable Building Area

95,910 SF

## Stories

1

## Quoted Rental Rate

\$42.00/NNN + E

## Expenses

2026 expenses estimated to be \$13.94/RSF

## Free Parking

3.0/1,000 SF

## Common Area Factor

0%

## Availability

|                             |                                          |                      |
|-----------------------------|------------------------------------------|----------------------|
| 111 Manufacturing St (Spec) | 8,328 RSF                                | Available            |
| 123 Manufacturing St (Spec) | 5,138 RSF<br>CONTIGUOUS<br>TO 21,578 RSF | Available            |
| 119 Manufacturing St        | 8,168 RSF<br>CONTIGUOUS<br>TO 21,578 RSF | Available            |
| 127 Manufacturing St        | 8,272 RSF<br>CONTIGUOUS<br>TO 21,578 RSF | Available<br>12/1/26 |

## About

A Re-imagined Core of Community and Commerce in the Heart of the Design District. Designed with unique architectural features, these buildings offer the opportunity to create highly functional single- and multi-tenant environments. Tenants can enjoy 200 Mbps Wi-Fi, up to 1G connections, Tenant signage, 24-hour surveillance, private bathrooms, ample natural light, and access to green spaces.

## For Leasing Information:

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Owned by: **QIP**

Leased by: **Transwestern**