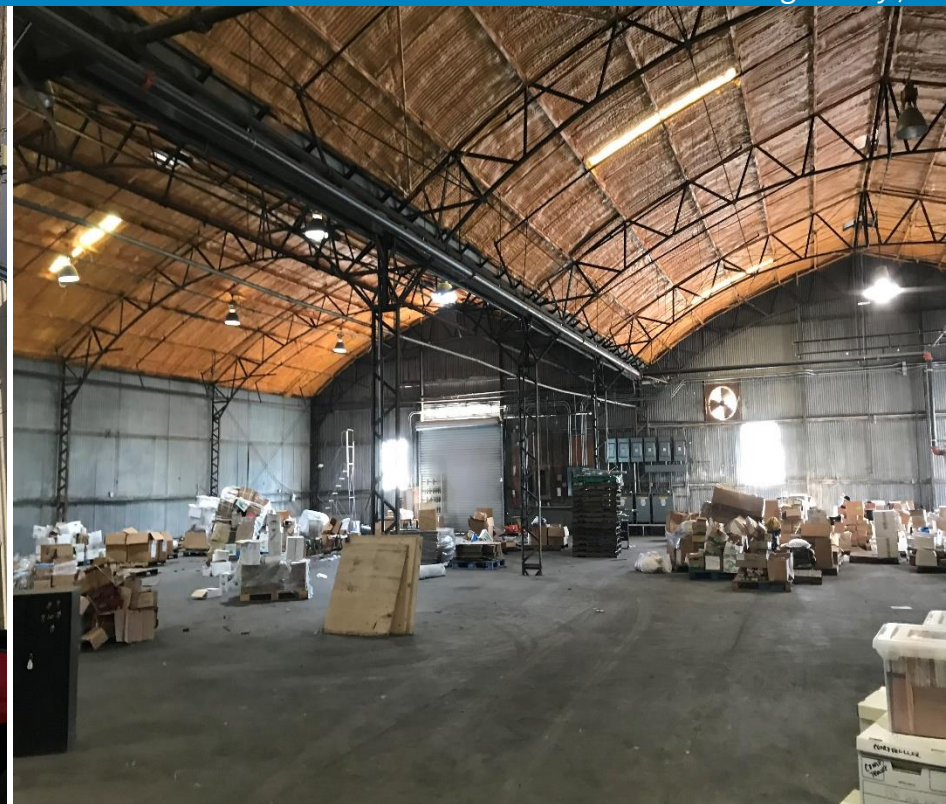




OFFICE/WAREHOUSE SPACE AVAILABLE
5501 JEFFERSON HWY | ELMWOOD BUSINESS PARK
(Access vis Tobias Park which intersects Jefferson Highway)



**AVAILABLE
SPACE**

Approx. 15,000 sq. ft., (100' x 150') grade level, sprinklered, metal warehouse, being two inner-connected building sections; contains 2,400 SF of office build-out. Side eave is approx. 14' with center peak approx. 23'; insulated roof, heavy electrical service.

ZONING

M-2, Industrial District

LOADING

Two, grade truck doors (front & side)

PARKING

Perimeter parking o south side of building

RENTAL RATE

\$5.75/sq. ft. gross (includes current prorata share of property tax and building insurance)

Max J. Derbes, Inc.
REALTORS ■

CONTACT
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