

FOR LEASE 40,335 SF OF INDUSTRIAL SPACE

REDUCED RATE



11675 130TH STREET
SURREY

ECONOMICAL DISTRIBUTION/MANUFACTURING SPACE WITH HEAVY POWER AND 3 ACRES OF DEDICATED YARD STORAGE

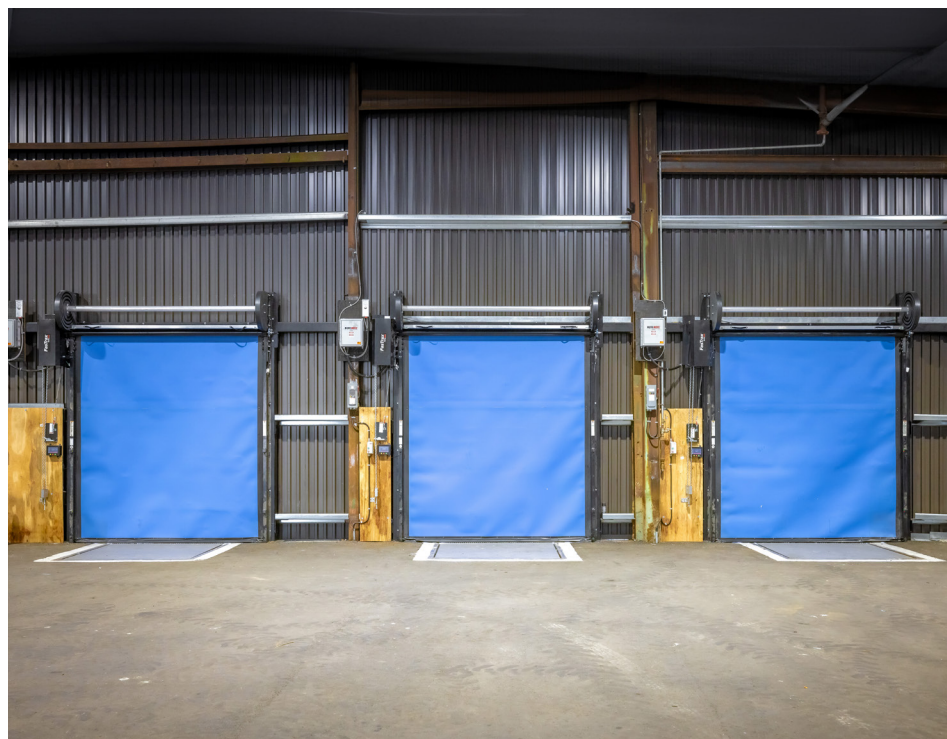


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PROPERTY HIGHLIGHTS

Located in the coveted Bridgeview Industrial area, 7.5 Acre site offers 40,335 SF building with heavy power and access yard storage.

Total Area:	40,335 SF	
Office:	Turnkey	
Warehouse:	40,335 SF	
Yard Storage:	3 Acres	
Clear Height:	19' - 24'	
Loading:	3 Dock, 2 Oversized Grade Door	
Parking:	Ample Parking	
Sprinklers:	Fully Sprinklered	
Power:	480 Volts, 400 Amps, 3-Phase	
Annual Basic Rent:	Building:	Contact listing agent
	Yard:	Contact listing agent
Additional Rent (2024):	Building:	\$2.23 PSF (est.)
	Yard:	\$1.02 PSF (est.)
Availability:	Immediate	



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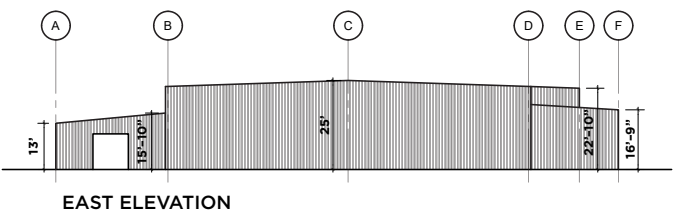
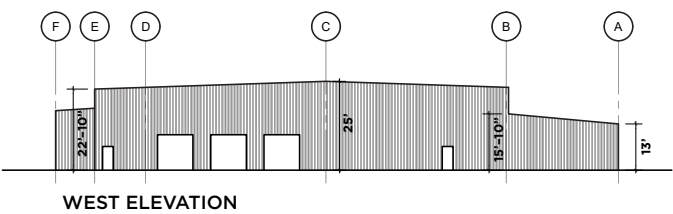
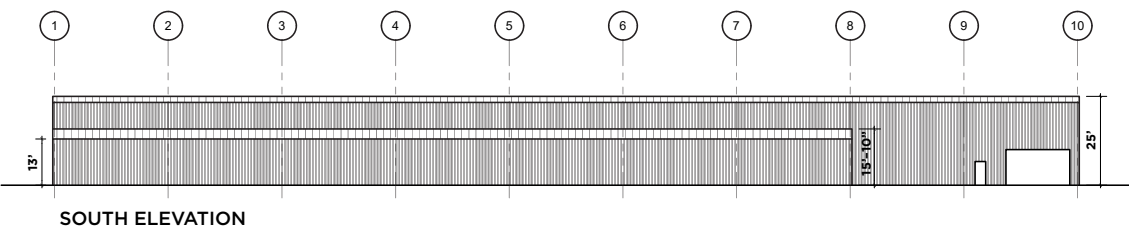
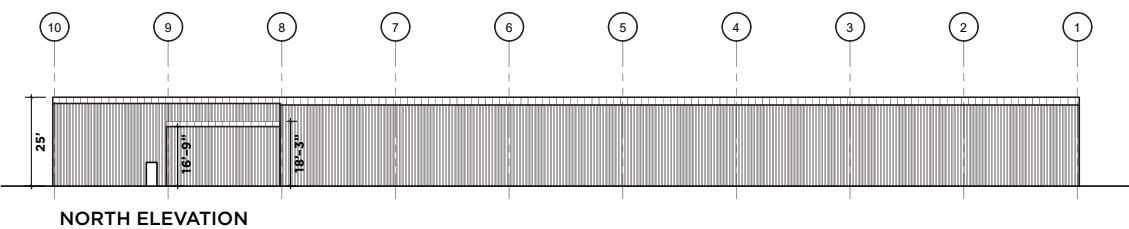
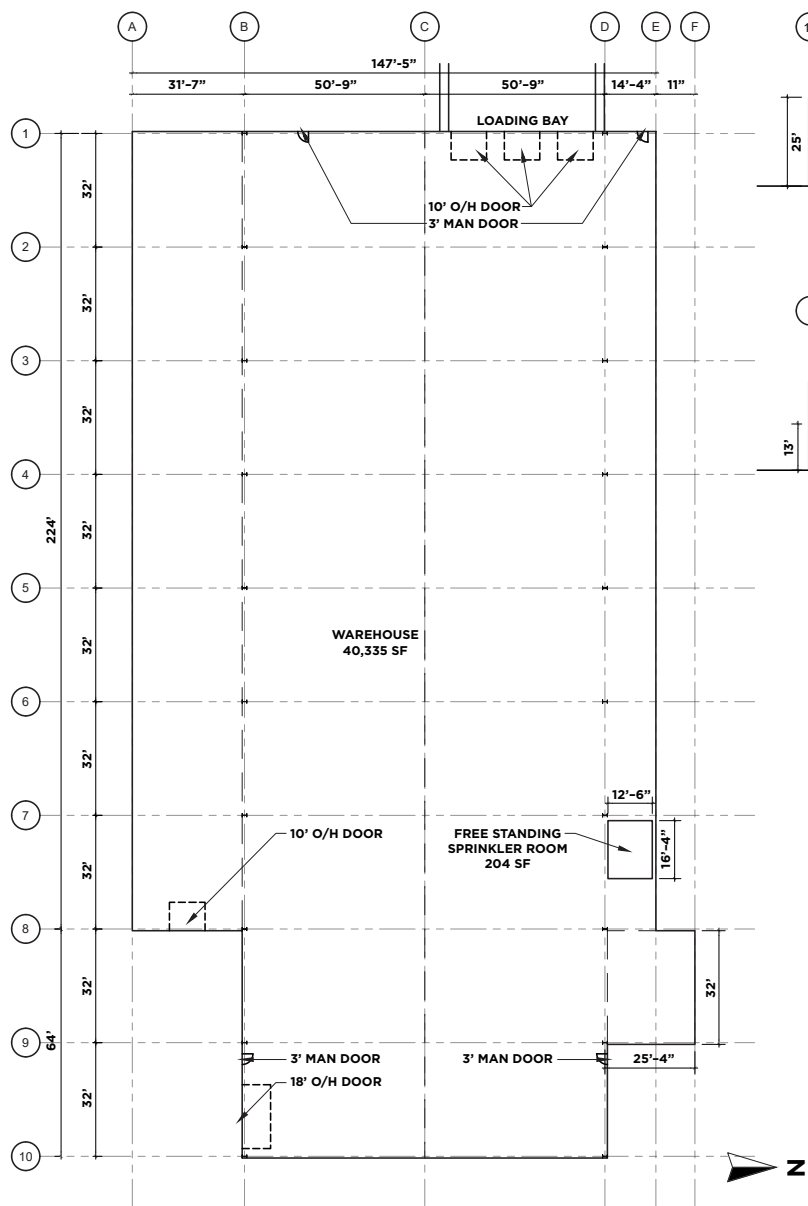
SITE PLAN

40,335 SF





FLOOR PLAN



CONTACT INFORMATION

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