



OFFERING SUMMARY

Lease Rate:	\$22.00 SF/yr (NNN)
Building Size:	7,204 SF
Available SF:	1,500 - 7,204 SF

PROPERTY OVERVIEW

Newly remodeled building with expansive ceiling and architectural details. Ready for tenant build out with available tenant improvement allowance.

Location is suitable for office or retail with adjacent parking and sign opportunities.

PROPERTY HIGHLIGHTS

- Natural Light
- Adjacent Parking
- Sign opportunity
- Walking distance to downtown residential
- Architectural details like historical brick and steel truss ceiling

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**PRICE
EDWARDS**
AND COMPANY

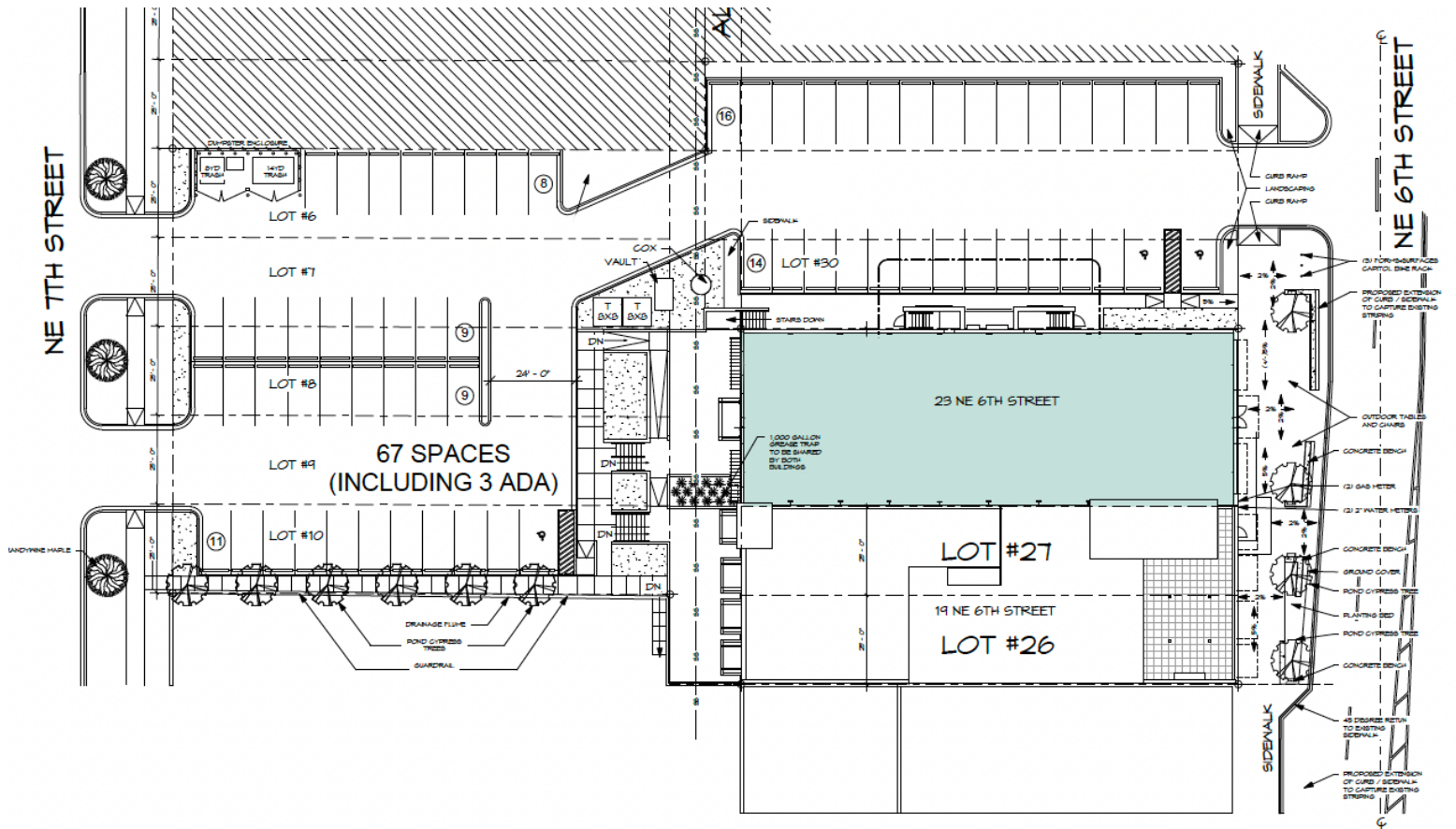
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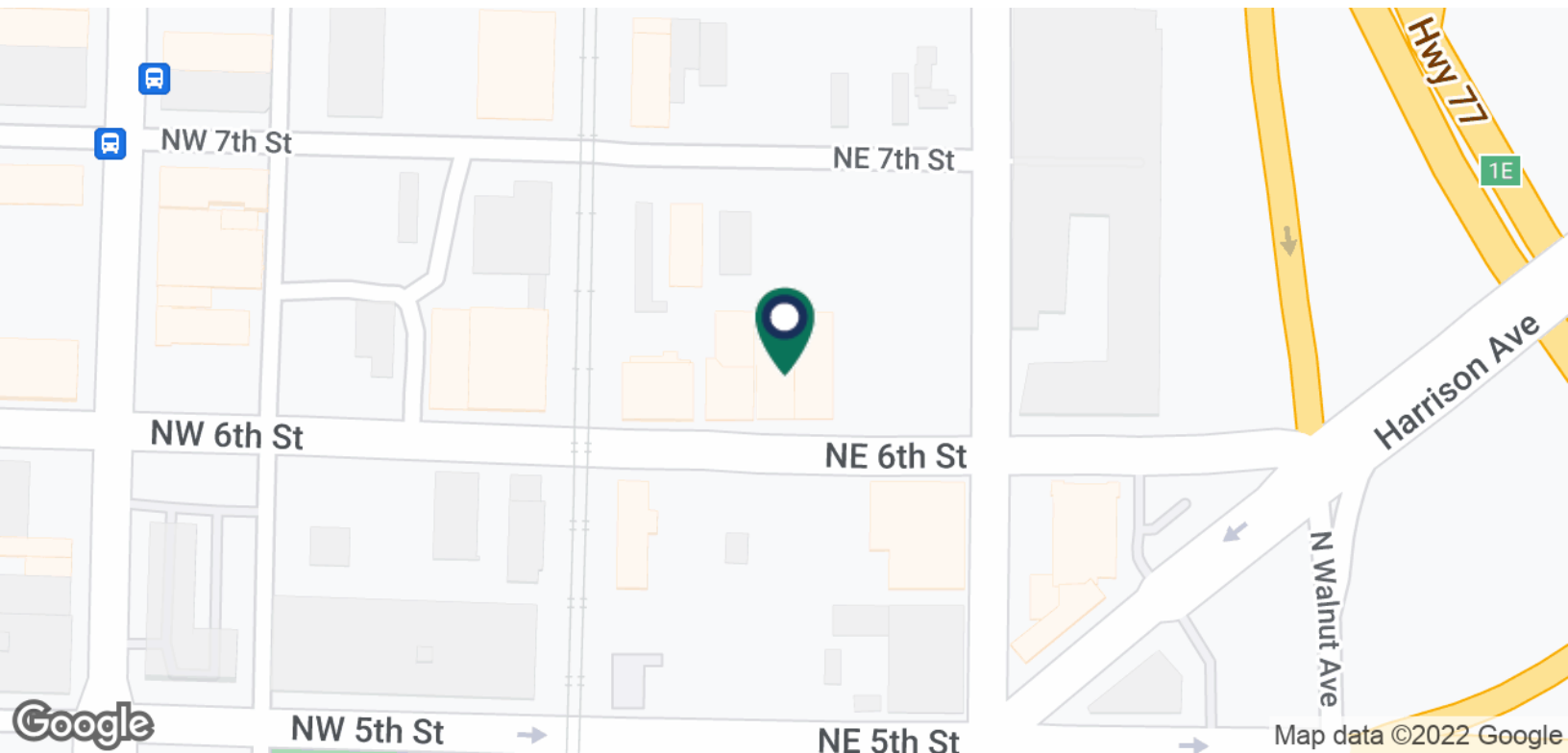
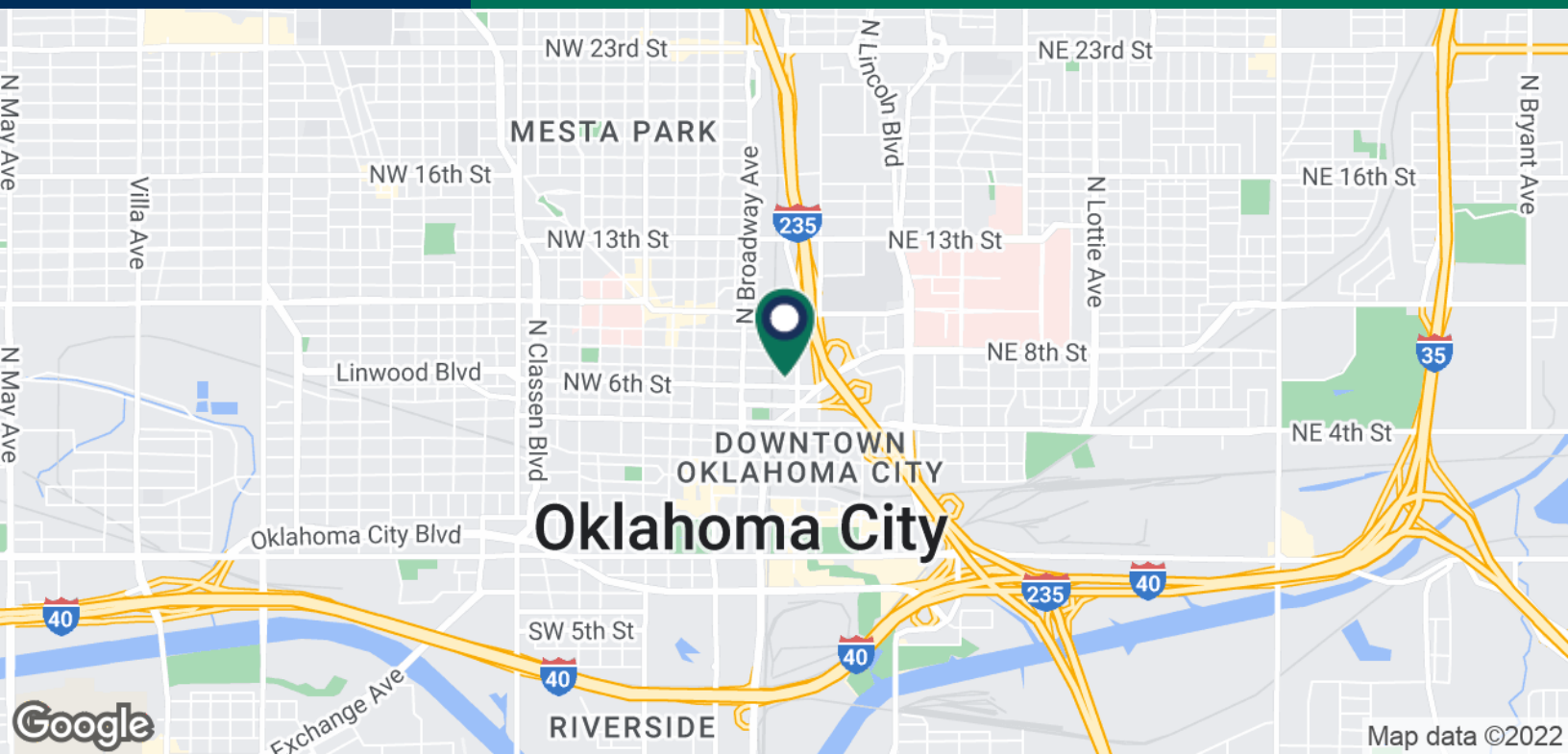
A Architectural Site Plan
1" = 20'-0"

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