

DIRECT LEASE OR SUBLEASE



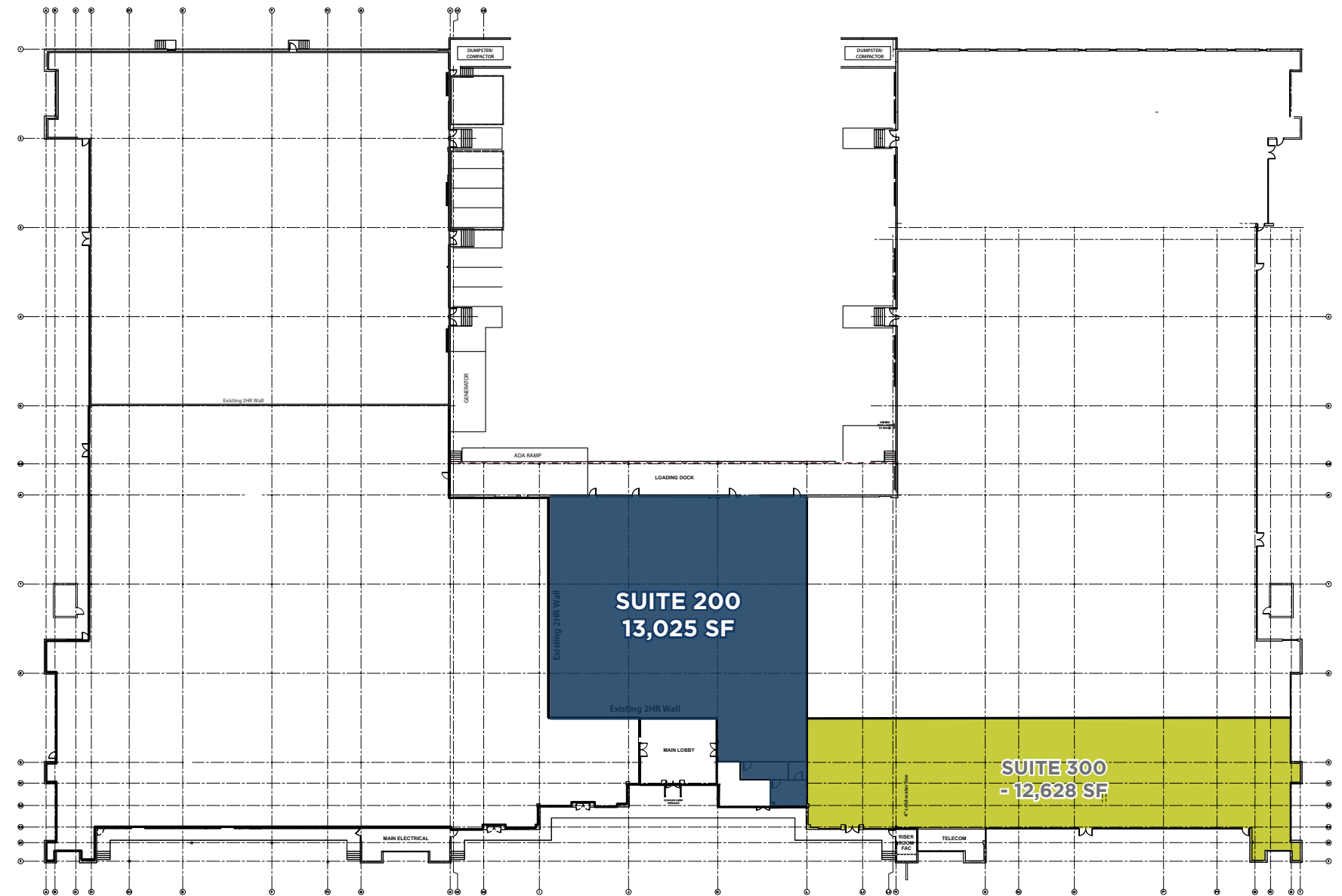


# SUITE 200 - 13,025 SF

# SUITE 300 - 12,628 SF

## SPACE HIGHLIGHTS

1. Suite 200 - 13,025 SF
  - 400 SF of Office
  - Two (2) Dock Doors
  - \$14.00/SF NNN
  - \$4.40 PSF OPEX
  - 22' Clear Height
  - Class IV Sprinklers
  - Available June 1, 2024
2. Suite 300 - 12,628 SF
  - Dead Storage (no office)
  - \$9.00/SF NNN
  - \$4.40 PSF OPEX
  - Available July 1, 2024



Can be leased as one space or separately

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