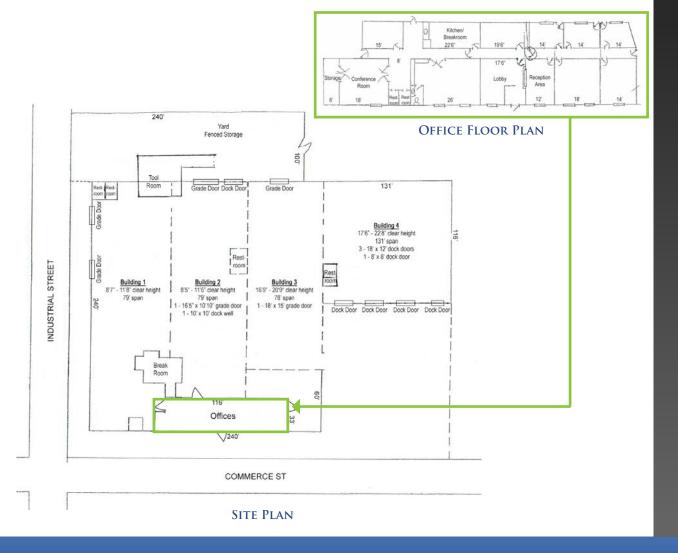






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2600 Industrial St

THE PROPERTY

- Building Size: 73,200 SF
- 5,874 SF of office
- 5 dock doors and 4 grade doors
- 12' to 24' Clear Height
- 4" natural gas supply
- Heavy Power:
 - MDP1 1600 amps, 120/240 volt, 3 phase
 - MDP2 600 amps, 277/480 volt, 3 phase
- Sprinklers
- Metal construction
- Built in 1966 and 1980
- 3.50 Acres
- Zoned M-1, City of Leesburg
- Excellent location offering immediate access to US 27 and US 441

THE PRICE

 REDUCED TO \$650,000 or only \$8.88/SF!!

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