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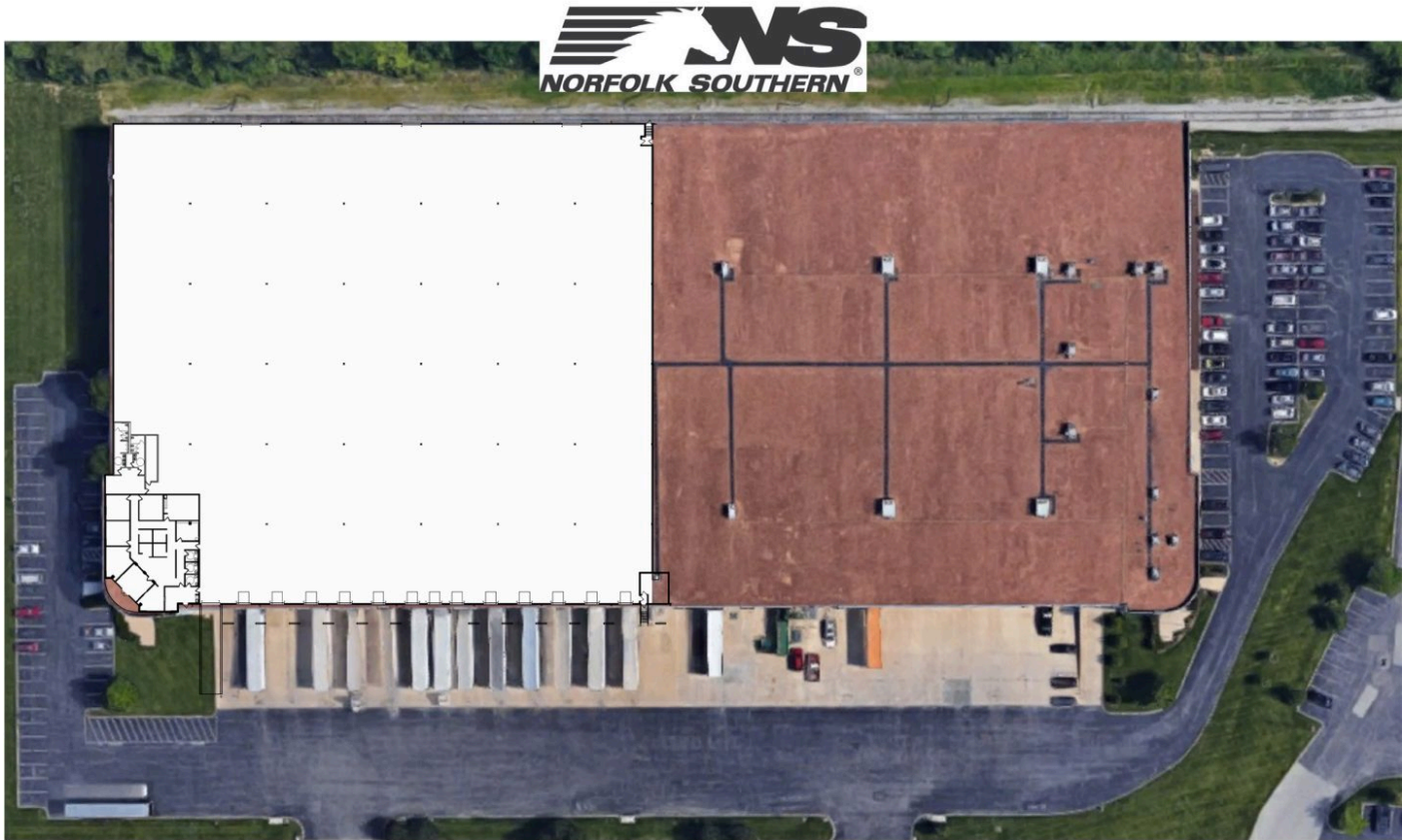
## Building Specifications

- **Fully Leased**
- 3,445 SF of office
- 28' clear height
- 48' x 50' column spacing
- 12 dock doors
- 2 drive-in doors
- LED lighting
- 480v/3-Phase of power
- Rail served by Norfolk Southern
- 3 rail doors (expandable)

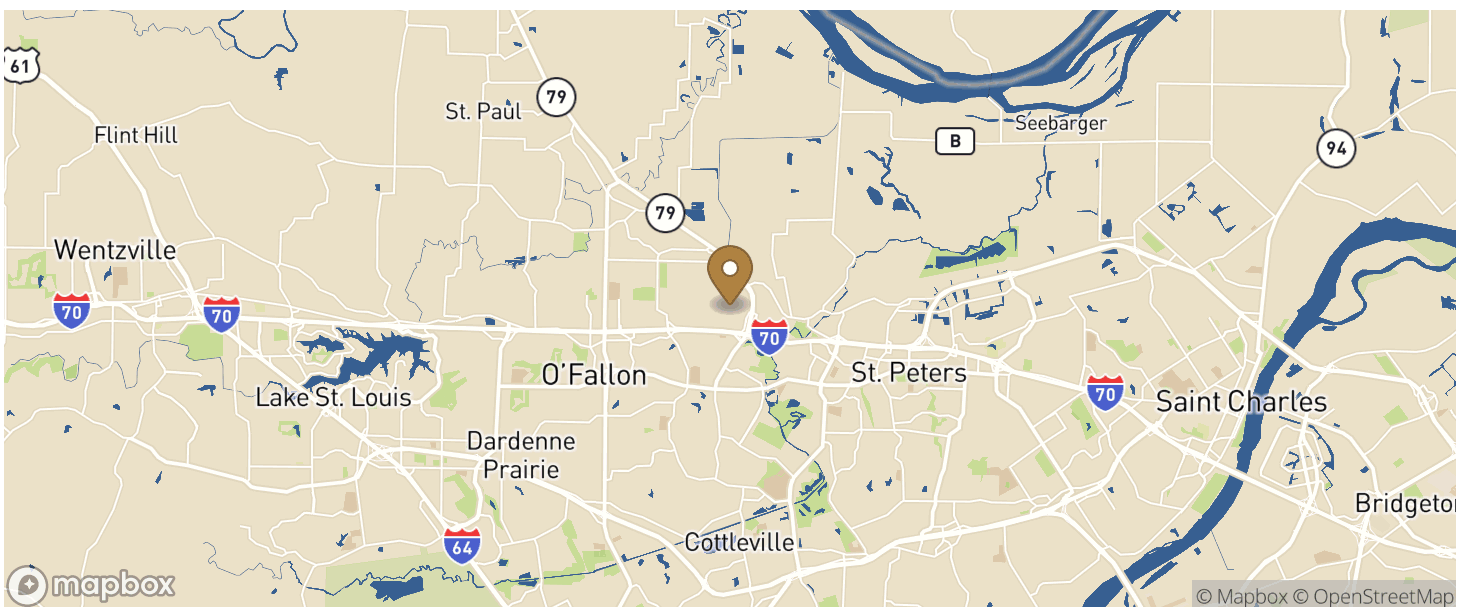
## Additional Information

- Located in West 70 Commerce Center Park, with access to I-70 & Highway 79





## Location



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## Population

ACCESS AND LABOR FORCE	10 MILES
Total Population	357,078
Total Labor Force	155,199
Unemployment Rate	3.15%
Median Household Income	85,764
Warehouse Employees	4,417
High School Education Or Higher	67.84%