

FOR LEASE 5,000 SF /Lt. Industrial – Features 18' ceiling height, loading dock, drive in door



30 North Plains Industrial Road, Wallingford, CT

AVAILABLE SPACE:

AVAILABLE SF: **5,000**
 MINIMUM AVAIL: **5,000**
 AVAIL WHEN: **Immediately**

BUILDING INFORMATION:

GROSS BLDG SIZE: **50,000**
 ACRES: **8**
 YEAR BUILT: **1986**
 YEAR RENOVATED: **2000**
 ZONING: **LI**
 STATUS: **available**
 CONSTRUCTION: **Masonry**
 PKG SPACES: **2+/1000**



COMMENTS:

PRICING DETAILS

RENT/SF: \$5.25	LEASE TYPE: NNN	RE TAXES: .80	INSURANCE: .25
SALE PRICE: \$0	LEASE TERM: 3 - 5	MAINT/CAM: .30	TI ALLOW: Neg

INDUSTRIAL SPECIFICATIONS

GENERAL		WAREHOUSE		POWER		LOADING	
WARHOUSE SF:	5,000	SPRINKLERS:	Yes	AMPS:	200	GRADE LVL:	1
OFFICE SF:	To suit	MIN CLR HEIGHT:	18'	VOLTS:		GL SIZE:	10' x 12'
MEZZANINE SF:	0	MAX CLR HEIGHT:	20'	PHASE:		GL LVRS:	0
YARD SF	0	COL SPACE:	30 x 40	WIRE:		DOCK HIGH	1
RAIL:	no	ROOF:	metal	UTILITIES		DH SIZE	8' x 10'
SEWERS:	Muni			ELECTRIC	Wall	DH LVLRS	no
CRANES:	no	HVAC		GAS	SCGC	RAMP:	no
CRANE CAP:	0	COOLING		WATER	Muni	WELL:	no
CRANE CLEAR:	0	HEAT		SEWER	Muni	COVERED:	no
				VOICE/DATA			

FOR FURTHER INFORMATION CONTACT:

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