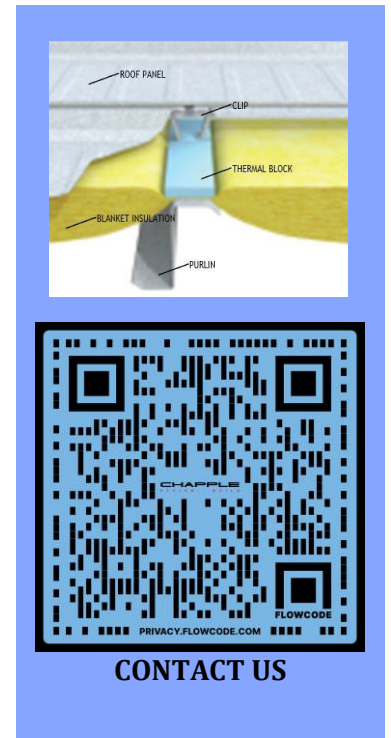


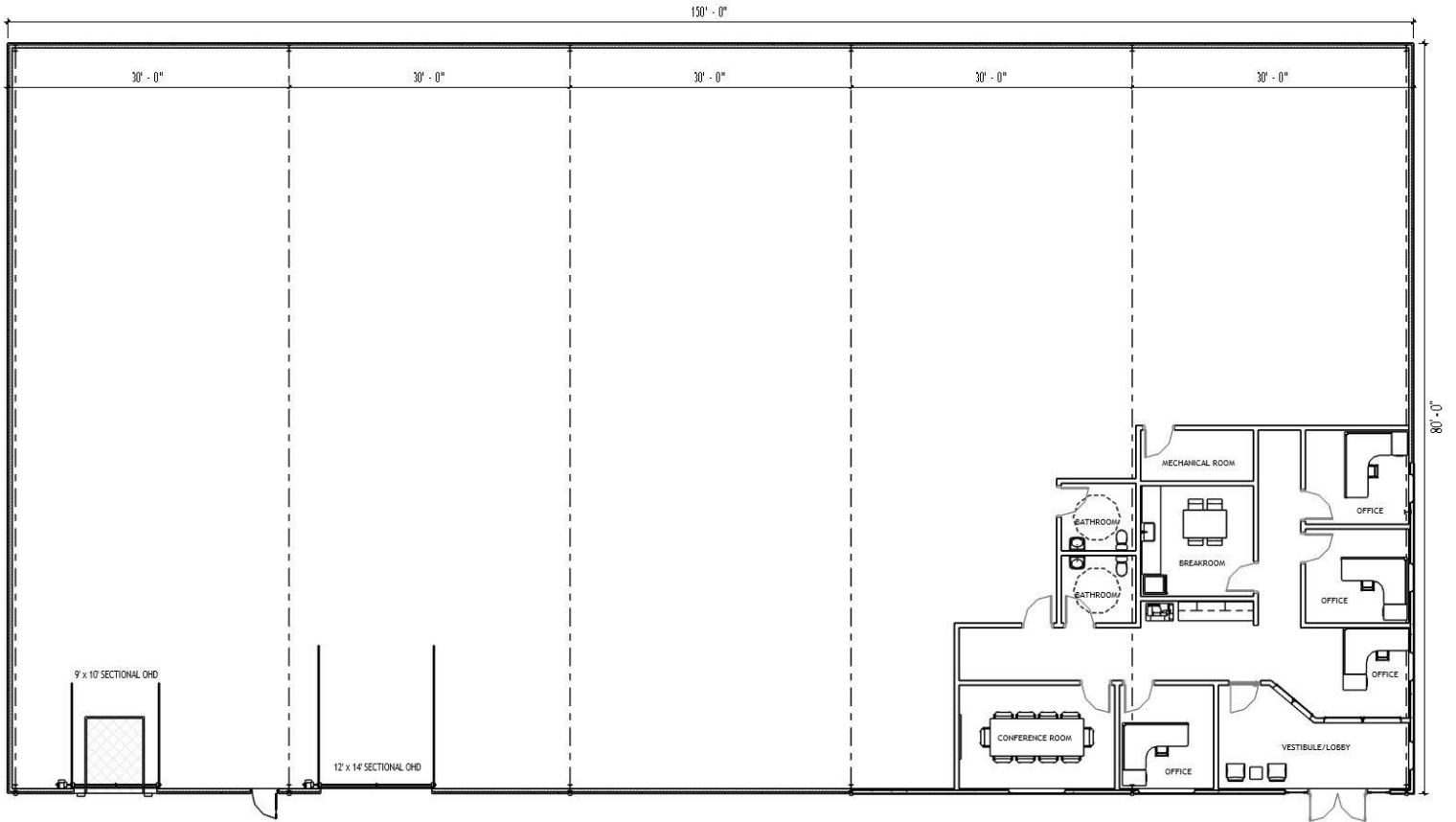


## Building Features

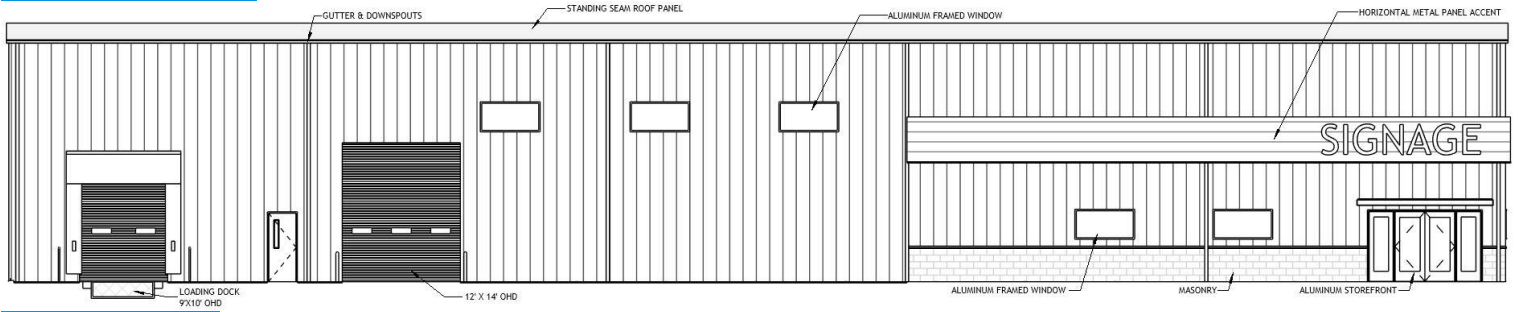
- Building dimensions are 80' wide x 150' long x 24' tall
- 12,000 sq. ft. virtual building is perfect for growing businesses looking to expand and well suited for moderate manufacturing, machining, fabrication, and assembly uses
- All architectural and engineering fees, and state building plan approval for commercial applications
- Structure will accommodate a 10-ton overhead bridge crane and is designed for easy expansion
- Durable and attractive prefinished wall panel and the time-tested standing seam roof
- (1) 12'x14' overhead doors, (1) loading dock, hollow metal windows and entry doors, daylighting in production area
- 6" thick reinforced concrete slab, 8' tall interior metal liner panel, clear span building frames, and insulated to commercial building code standards
- 600 amp, three phase electrical service, LED lighting, and exterior illumination
- (4) private offices, conference room, break room, and (2) unisex bathroom
- Approximate 6-month construction timeline from permit to approval



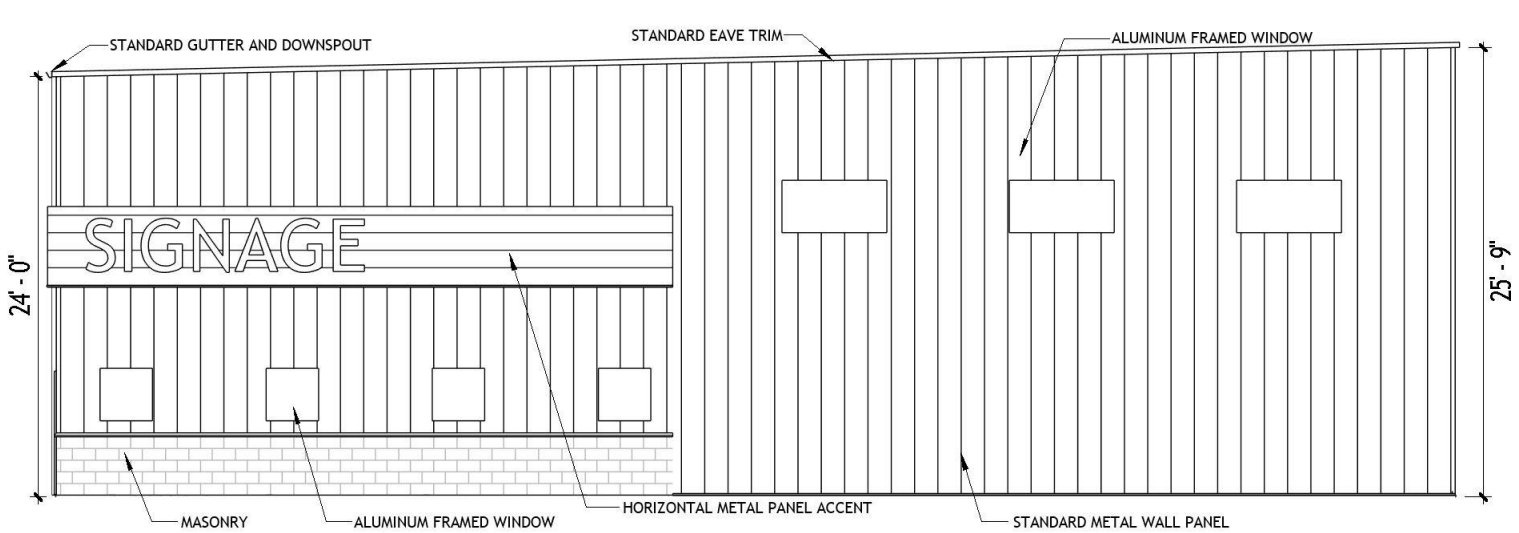
**FLOOR PLAN**



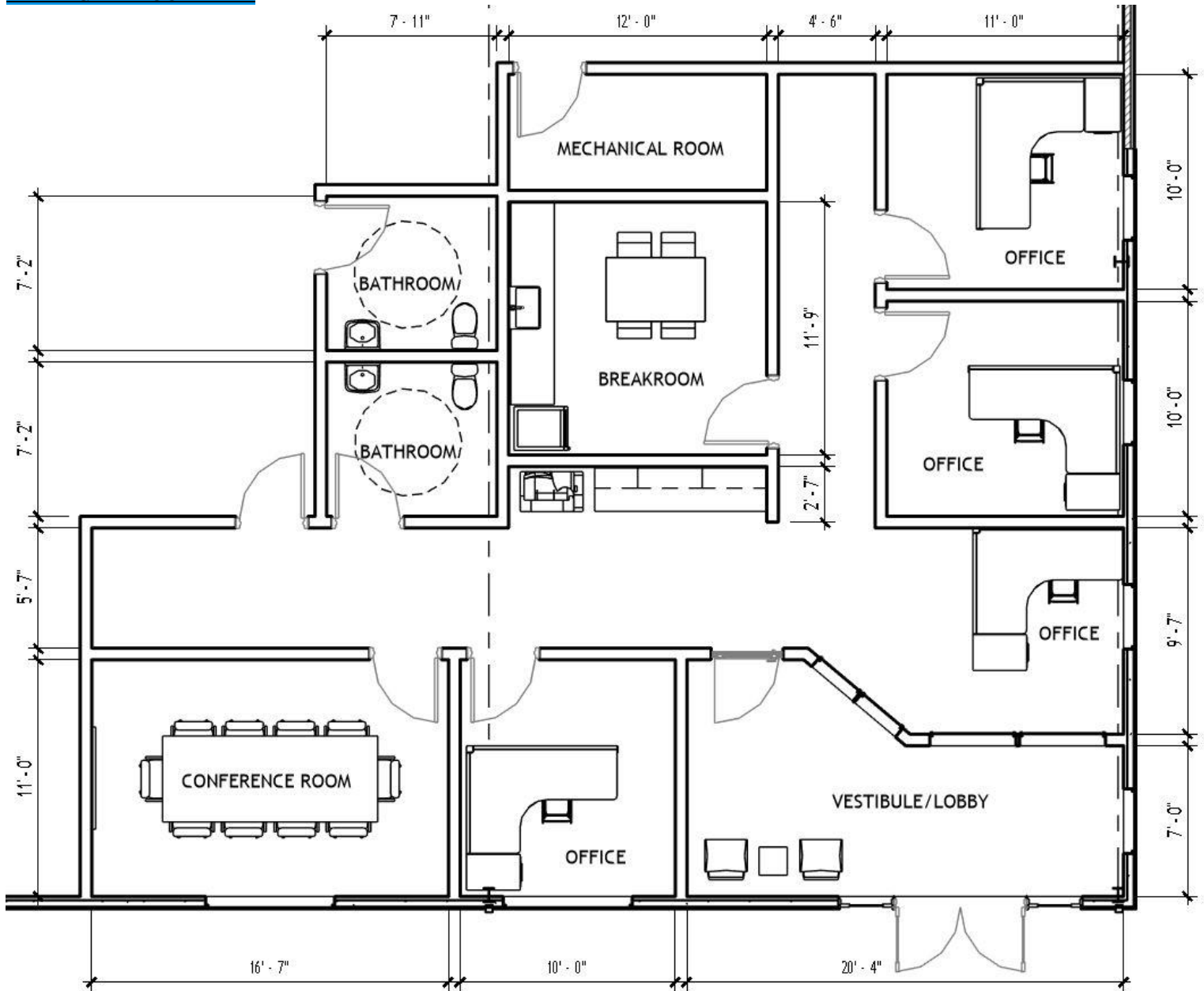
**FRONT ELEVATION**



**SIDE ELEVATION**



## ENLARGED FLOOR PLAN



### BUILDING FEATURES

- **BUILDING USE:** growing businesses looking to expand and well suited for moderate manufacturing, machining, fabrication, and assembly uses
- **SIZE:** 12,000 sq. ft. 80' wide x 150' long x 20' tall
- (1) 12'x14' overhead doors, (1) loading dock, hollow metal windows and entry doors, daylighting in production area
- All fees & state building plan approval for commercial uses
- Structure will accommodate a 10-ton overhead bridge crane and is designed for easy expansion
- Metal wall panels and standing seam roof
- 6" thick reinforced concrete slab, 8' tall interior metal liner panel, clear span building frames, and insulated to commercial building code standards
- 600 amp, three phase electrical service, LED lighting, and exterior illumination
- (4) private offices, conference room, break room, and (2) unisex bathroom
- Approximate 6-month construction timeline