

1836 Sal St. Bellevue

\$1,050,000

Total Building Size 39,548 Sq. Ft. Lot Size 1.86 Acres
Excellent Opportunity for Numerous Business Types!!
Includes Warehouse/Manufacturing Space & Office Space...



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PROPERTY FEATURES

- 39,548 Square Feet Building Including 7051 Square Feet of Office Space
- 2 Overhead Entry Doors (Front of building 8'x8' & Rear of Building 10'x10')
- Loading Dock with 8' x 8' Overhead Door in Rear of Building
- 1.86 Acre Parcel with 2 Paved Parking Lots and Approximately 50 Parking Spaces
- Conference Room, Open Office Space and Numerous Private Offices
- Double Glass Door Main Entry with Security System
- Full Security System Installed on Building
- Lunch Room & Employee Locker Room
- Building Fully Heated with Gas Forced Air Furnaces & Air Conditioned
- Formerly Food Safe Certification so Offers a Very Clean Building



PROPERTY REMARKS: Very well cared for industrial building constructed in phases from 1971 through 1988. Offers over 39,500+ sq ft of manufacturing, warehouse and office space priced to sell! Formerly occupied by Multi Color Corporation. 2 overhead door access points plus a truck loading dock. 13'+ ceiling heights throughout most of the manufacturing and warehouse areas. Two electrical services power the building at 240 volts and 480 volts. Building was formerly food safe handling compliant so offers a very clean facility throughout. Numerous added features including lockers for employees and double door glass entry. Perfect building for NUMEROUS business types!



Buyer should verify total square footage/acreage figures, land, building or room dimensions, if material.
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