

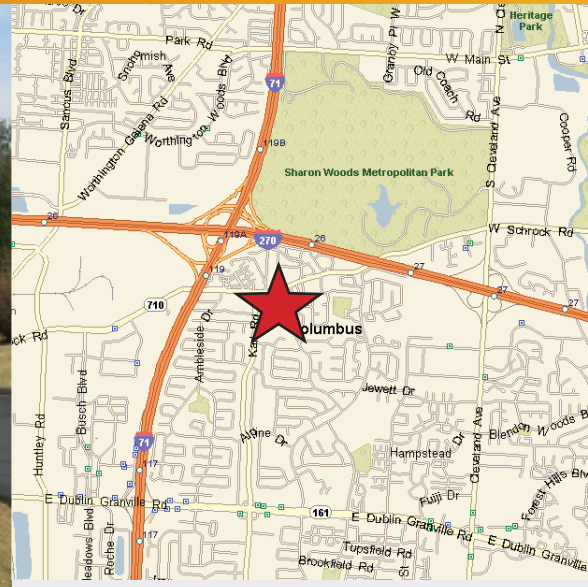
FOR SALE OR LEASE > INDUSTRIAL SPACE



# 6901 Americana Pkwy.

COLUMBUS, OH 43068

**Reduced Sale Price!**



## 6901 Americana Pkwy. > Industrial Space

8,400 SF main building and 2,100 SF warehouse/storage building on 3+ acres with fenced outdoor storage that is fully paved. Approximately 6,200 SF of office, 2- 12'x14' Drive-in doors in the main building. The warehouse/storage building has drive-thru capability with 2- 12'x 12' drive-in doors.

Building Type:	9,600 +/- SF Office/Warehouse Building
Sale Price:	<del>\$885,000</del> <b>\$845,000 (\$88.02/SF)</b>
Lease Rate:	\$7.50/SF NNN
Available:	7,272 SF (5,000 +/- SF of office)

## Contact Us

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GREATER COLUMBUS REGION**

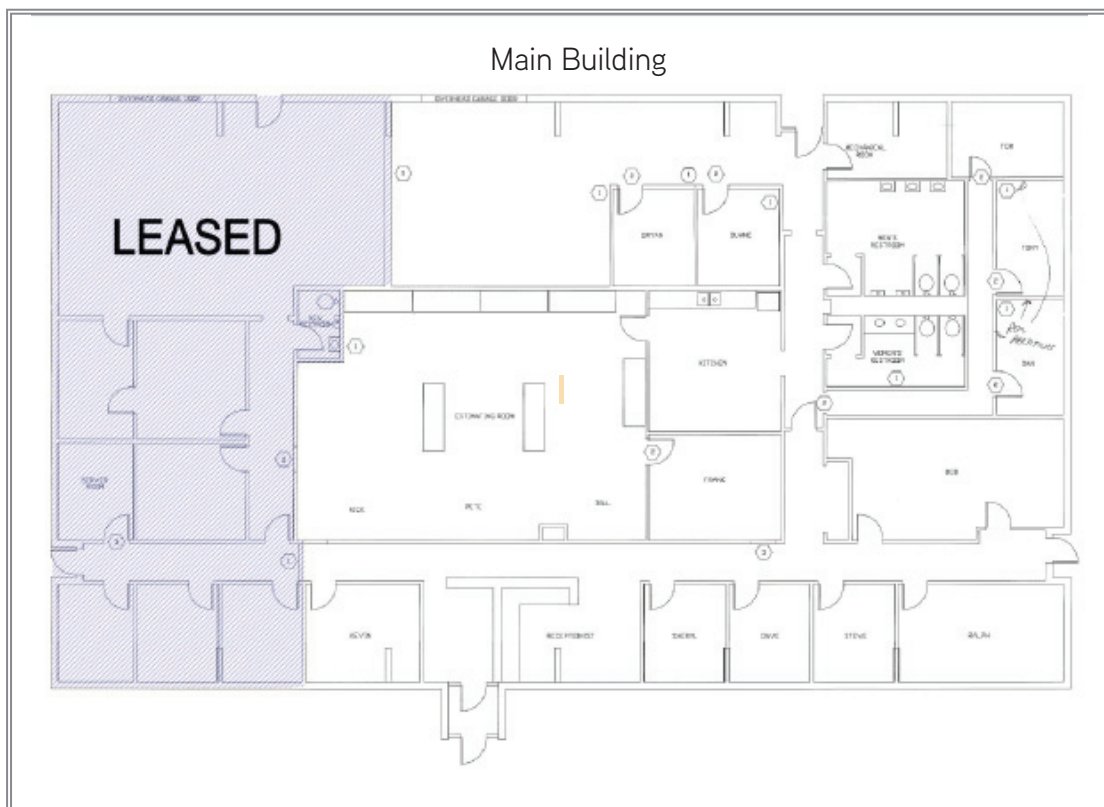
8800 Lyra Drive, Suite 150

Columbus, OH 43240

[www.colliers.com](http://www.colliers.com)

## Building Amenities

- › Approximately 1 ¾ acres of fenced and paved outdoor storage
- › 400-amp, 3-phase power
- › Striped parking for 30+ cars
- › 13'-15' clear ceilings
- › Available back-up generator
- › 2nd building has drive-thru capability
- › 4 drive-in doors
  - 2-12'x14' in main building
  - 2-12'x12' in 2nd building



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