

FOR SALE or LEASE

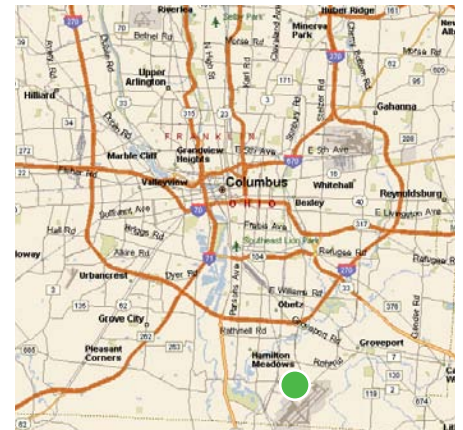
Micro Industries

35,000± sq ft
\$1,600,000 or \$45.71/sq ft
or
\$4.15/sq ft nnn



2270 Rickenbacker Parkway, Columbus, Ohio 43217

- 35,000± sq ft free-standing warehouse for sale or lease
- 7,000 sq ft of two-story finished office
- Situated on 3.76 acres in foreign trade zone
- Only 0.2 miles from Rickenbacker Airport; 3.5 miles from I-270
- Air-conditioned warehouse
- Anti-static epoxy flooring in warehouse
- Zoned "M" - Manufacturing in the City of Columbus



For more information, contact:

Kevin McGrath
614.827.1703
kevin.mcgrath@cassidyurley.com

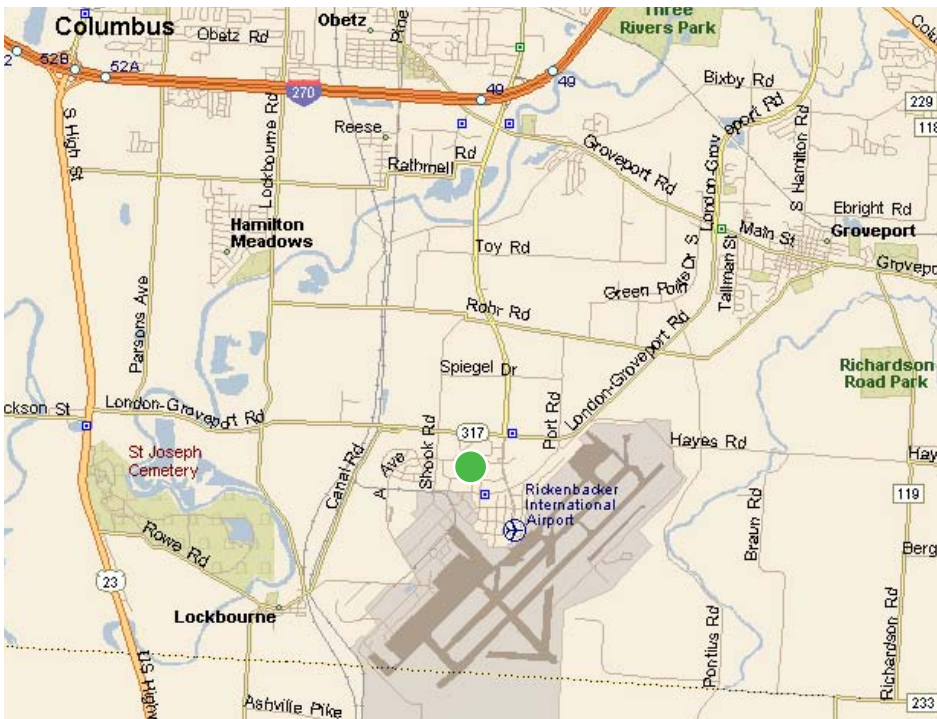
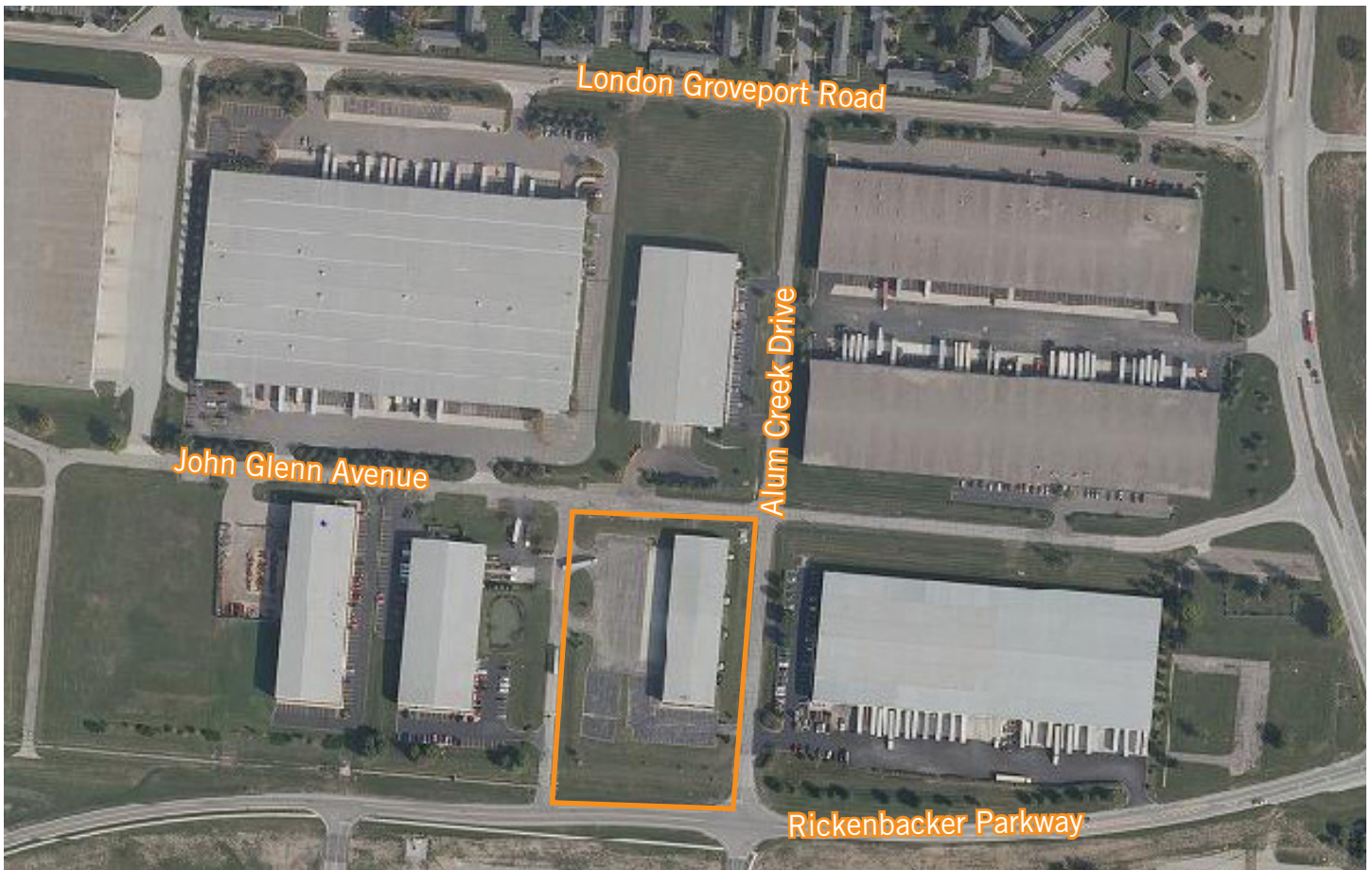
Rick Trott, SIOR
614.827.1715
richard.trott@cassidyurley.com

Mike Hurd, SIOR
614.827.1719
mike.hurd@cassidyurley.com

325 John H. McConnell Blvd.
Suite 250
Columbus, Ohio 43215

cassidyurley.com

**Cassidy
Turley** Commercial
Real Estate Services



Building Features:

- 12 dock doors (9' x 10') with levelers
- 2 drive-in doors (14' x 14')
- 3-phase, 277/480 volt, 800-amp power
- Wet sprinkler system
- 47 car parking spaces; room for additional car or trailer parking
- Metal halide lighting
- Suspended, gas-fired Reznor heating units