

MODERN MANUFACTURING FACILITY



FOR LEASE 18,000 SF



120 BENTLEY COURT, FINDLAY, OHIO 45840

1 MILE TO EXIT 157 ON I-75 / 2 MILES TO EXIT 159 ON I-75

Property Highlights:

Square Feet: 28,000 SF

Docks: Three - 8' x 10'

Drive-In Door: One - 12' x 14'

Power: 480 Volts / 800 Amps

✓ Lease Rate: \$7.00 NNN SF/YR

✓ Air Lines Throughout

✓ Additional Land for Expansion



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FOR LEASE 18,000 SF

Land: 4.5 Acres
Office SF: 2,000 SF
Construction Type: Metal
Clear Height: 13' - 14'
Roof: Metal
Floor Thickness: 6"
Sprinkler System: Wet
Power: 480 Volts, 800 Amps, III Phase
Parking Spaces: 64 Spaces
Year Built: 1995
Lighting: T-5
Column Spacing: Clear Span
Utilities: City Water & Sewer
Zoning: I1; Light Industrial
HVAC Plant: Forced Air Gas & Infrared Heat
Parcel Number: 62-0001011158
Annual Taxes: \$12,463.62



Scan for more info



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SITE



EXIT
159



EXIT
157



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