

PROPERTY	SIZE	SALE/LEASE	ASKING PRICE	COMMENTS	CONTACT
<i>Industrial Property for Lease/Sale</i>					
#129, 10985 - 38 Street NE  MLS#A2253959	<b>Total Size: 2,566 sf</b> Main floor: 1,833 sf Mezzanine: 733 sf	<b>SALE</b>	<b>\$989,000</b>	<ul style="list-style-type: none"> <li>• 2,566 sq. ft. mixed-use bay for lease</li> <li>• Bay mezzanine office is rented for 1 year @ 1,500/month Must assume lease.</li> <li>• Front fully fixtured for office or showroom; warehouse in back</li> <li>• Drive-in doors and 22' ceiling clearance in warehouse</li> <li>• 4 parking spots available with 2 in front and 2 in rear</li> <li>• DC zoning allows for flexibility for business of your choice including automotive</li> </ul>	<b>Sam Patel</b> 

For further information, please contact:

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