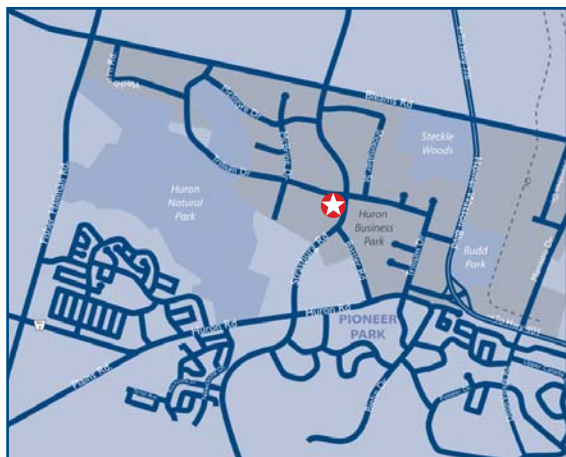


FOR SALE

# HURON BUSINESS PARK FREESTANDING INDUSTRIAL

1530 STRASBURG ROAD • KITCHENER, ONTARIO



## THE OPPORTUNITY

74,414 square foot facility with room for expansion located in Kitchener's most coveted business park.

## HIGHLIGHTS

- Located in Kitchener's Huron Business Park
- Location offers great exposure
- Lot size allows for outside storage and expansion potential
- Building features cranes of 3 - 15 tons
- 20', 24' and 26' clear height
- Well finished office space
- Excellent employee facilities
- Warehouse/manufacturing space is clean and air-conditioned
- Dock and drive-in shipping
- 3,000 amp electrical service

## ASKING PRICE

\$4,100,000

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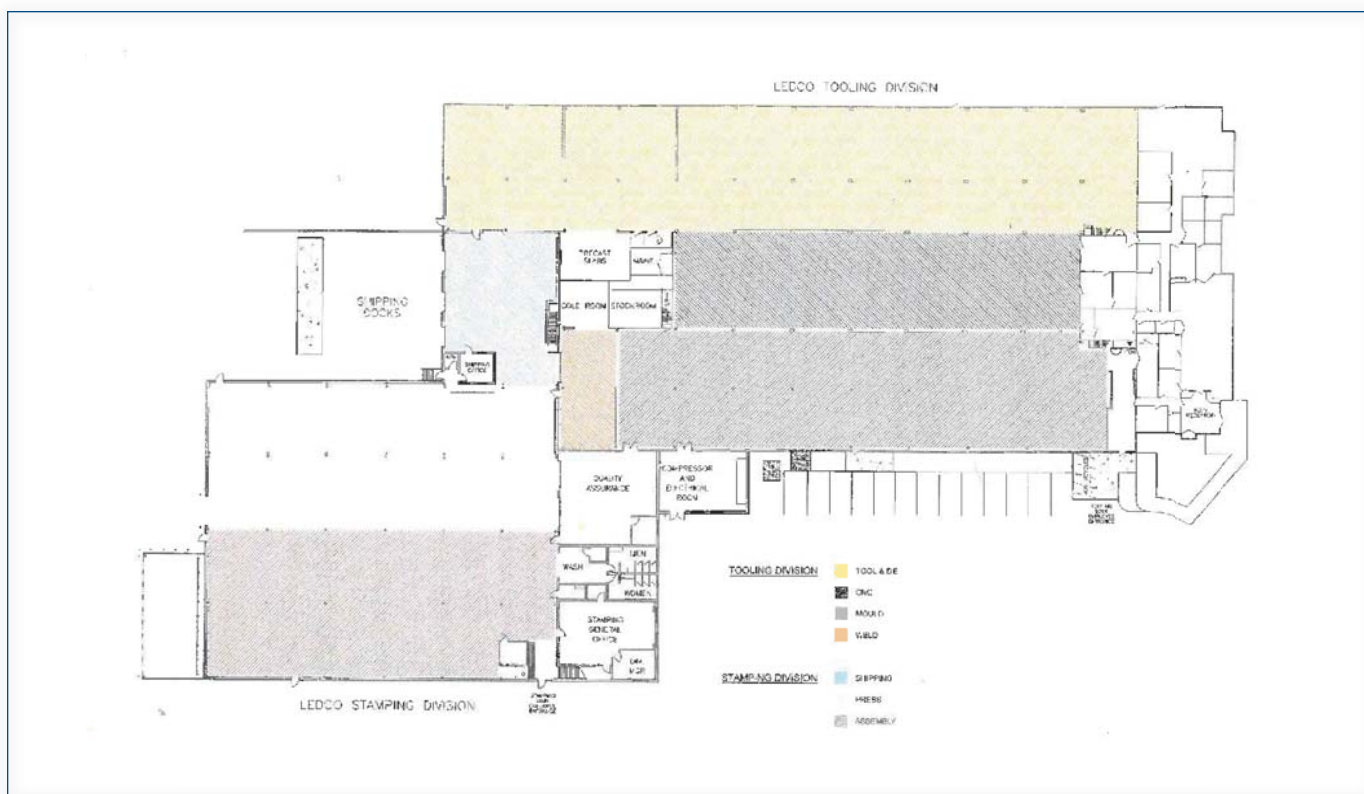
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△ SITE PLAN

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