

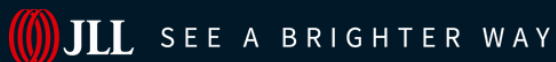


For Lease



For lease

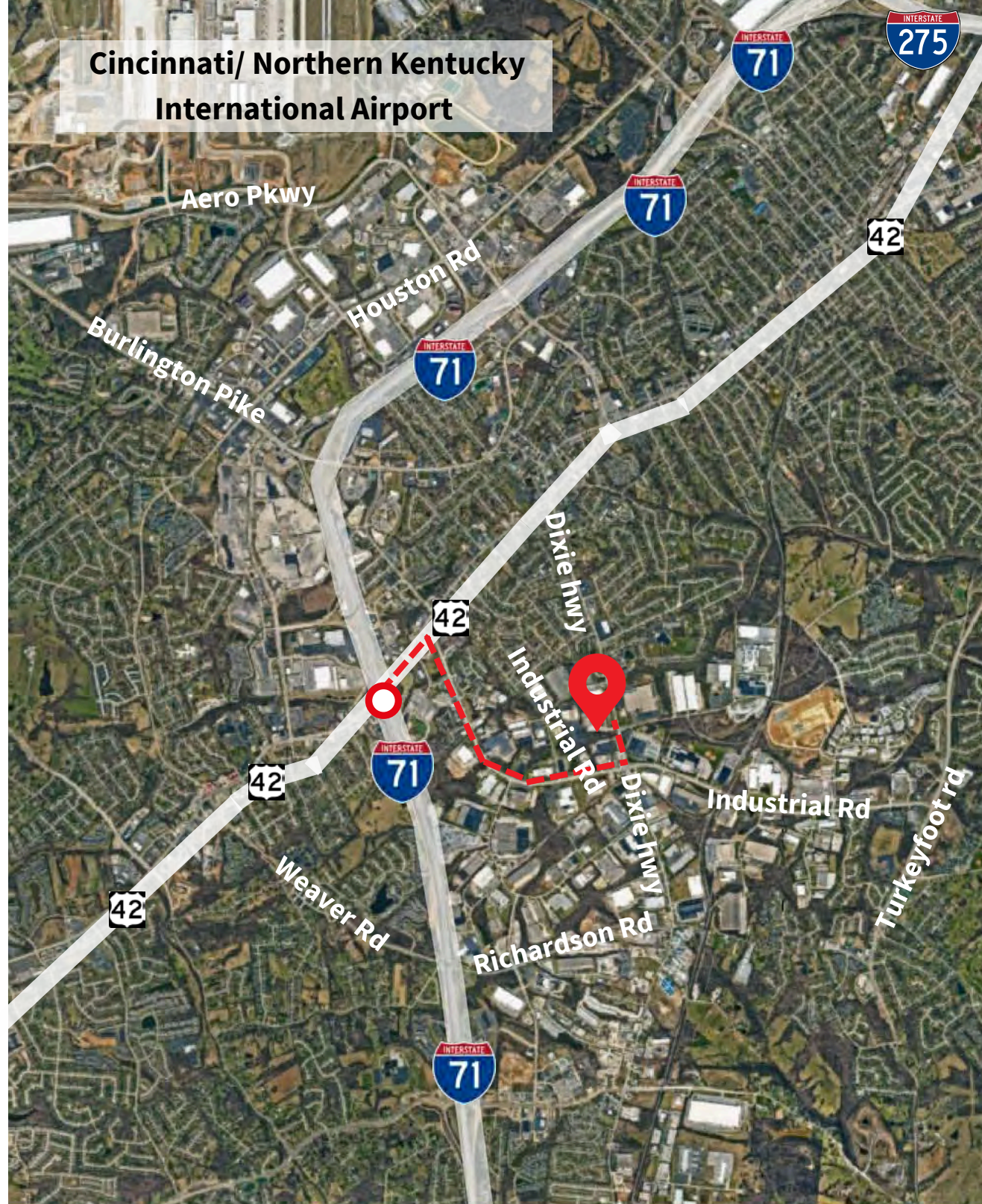
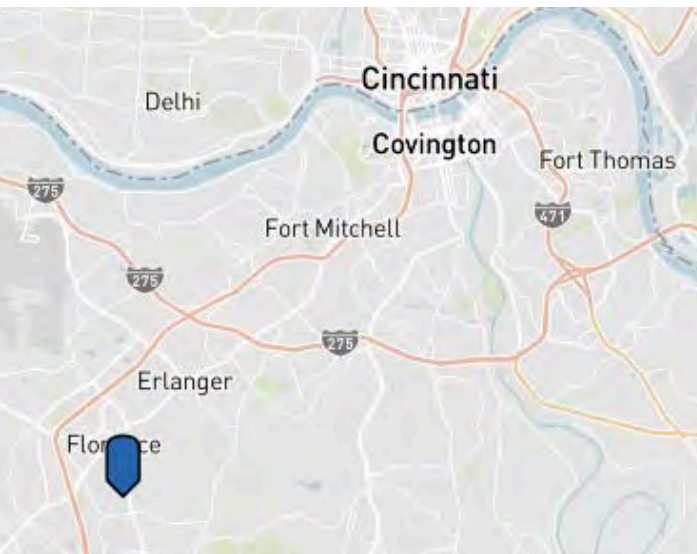
7950 Dixie Hwy, Florence, KY | 115,200 RSF Available



Location

Prime industrial facility, offering strategic access to major transportation routes and key markets. With its location on a major thoroughfare, the site provides efficient logistics capabilities and potential for business growth in a well-established industrial corridor.

2 Miles to I-71

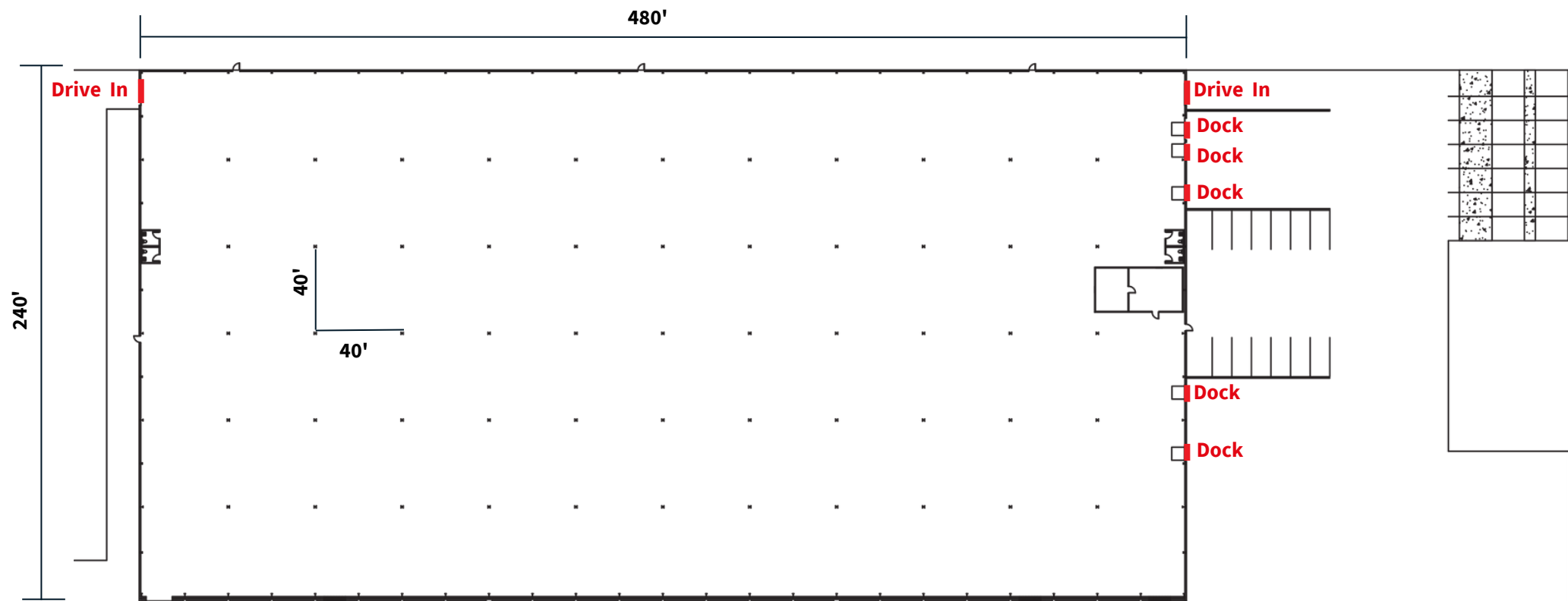


Property Details

Available Size	115,200 SF
Office	800 SF
Clear Height	46'
Docks	5 – (4) 9' x 10' with levelers, (1) 7' x 8' with leveler
Drive Ins	2 - 12' x 16'
Lighting	LED 35 fc
Electrical	800a/480v/3 Phase
Sprinkler	Wet
Column Spacing	40' x 40'
Zoned	I-2 Industrial
Asking Rate	\$5.95 NNN
OpEx	\$0.86/SF



Space Plan



Thank you

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