

# FOR LEASE

## Industrial Building

45,000± SF | \$8.00/SF NNN



## 7 Oxford Homes Lane, Oxford

### Property Highlights

- *Completely renovated in 2022*
- *Ample, on-site parking*
- *3-Phase electric service*



### Property Description

We are pleased to offer a 45,000± SF industrial building for lease at 7 Oxford Homes Lane in Oxford. Situated just off Route 26, this industrial building was completely renovated in 2022 and offers a variety of uses including - manufacturing, storage, light industrial, cannabis grow, and warehousing or storage. This space can also be subdivided down to 10,000± SF spaces.

### Broker Contact

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## Property Overview

Owner	Oxford Commercial Properties, LLC
Assessor's Reference	R10-056-00B
Building Size	60,000± SF
Zoning	Commercial Highway Business
Available Space	45,000± SF
Building Construction	Metal
Bathrooms	Two per unit
Parking	Ample, on-site
HVAC	Propane unit heaters
Electrical	480 Volts, 3-Phase
Lighting	LED
Sprinkler System	Yes

**FOR LEASE: \$8.00/SF NNN**  
**Estimated NNN Expenses: \$2.00/SF**







The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.