

FOR LEASE

INDUSTRIAL/
WAREHOUSE
BUILDING



115 LOGISTICS DRIVE AUBURN, ME 04210



- 42,000 - 102,000± SF industrial/warehouse space
- Directly off Maine Turnpike Exit 75
- 26' clear height
- Up to 66± parking spaces
- Fourteen (14) 8'x10' loading docks and two (2) overhead drive-in doors
- ESFR wet-pipe sprinkler system
- Other Logistics Drive businesses include Dingley Press, Carroll Tire and CEVA
- Area businesses include Procter & Gamble/Tambrands, Thos Moser, Eastern Fire, The Cote Corporation, and the Auburn/Lewiston Municipal Airport
- Lease Rate: \$8.95 - \$9.95/SF NNN


**THE BOULOS
COMPANY**

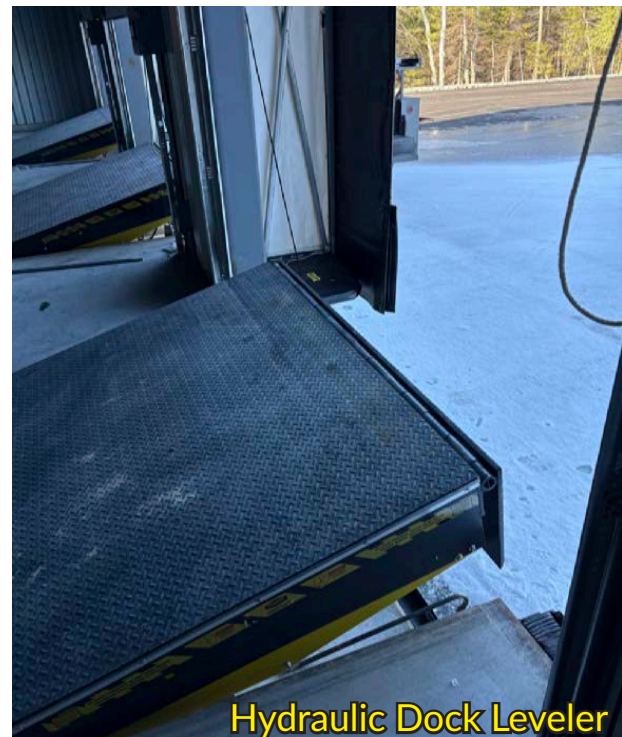
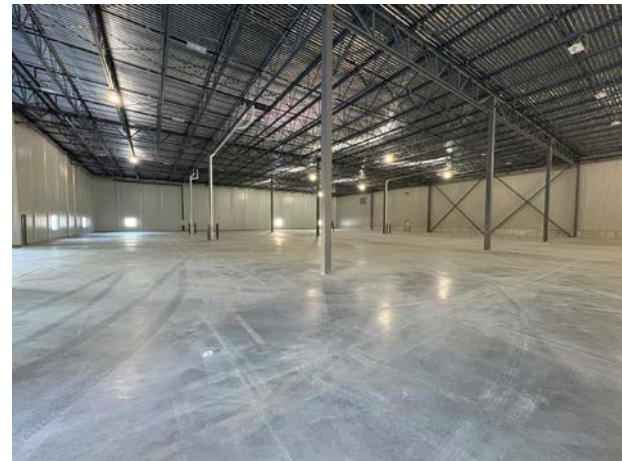
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115 LOGISTICS DRIVE
AUBURN, ME 04210



PROPERTY DETAILS

OWNER	Gendron Logistics, LLC
ASSESSOR	Map 119, Lot 004
BUILDING SIZE	102,000± SF
LOT SIZE	22.69± AC in common with other buildings on Logistics Drive
AVAILABLE SPACE	42,000 - 102,000± SF
CONSTRUCTION	8" concrete slab; conventional steel frame walls, metal clad exterior
ROOF	Flat EPDM fully adhered rubber roof
SPRINKLER	ESFR wet-pipe sprinkler system
CEILING HEIGHT	26' clear height
LOADING DOCKS/ DOORS	Fourteen (14) 8'x10' loading docks and two (2) overhead drive-in doors
HEAT	Natural Gas-Fired Thermo-Cyclers
ELECTRICAL	3-phase
UTILITIES	Municipal water/sewer
ZONING	Industrial
CAMS	\$1.57/SF (Est.)
LEASE RATE	\$8.95 - \$9.95/SF NNN
AVAILABILITY	Immediate

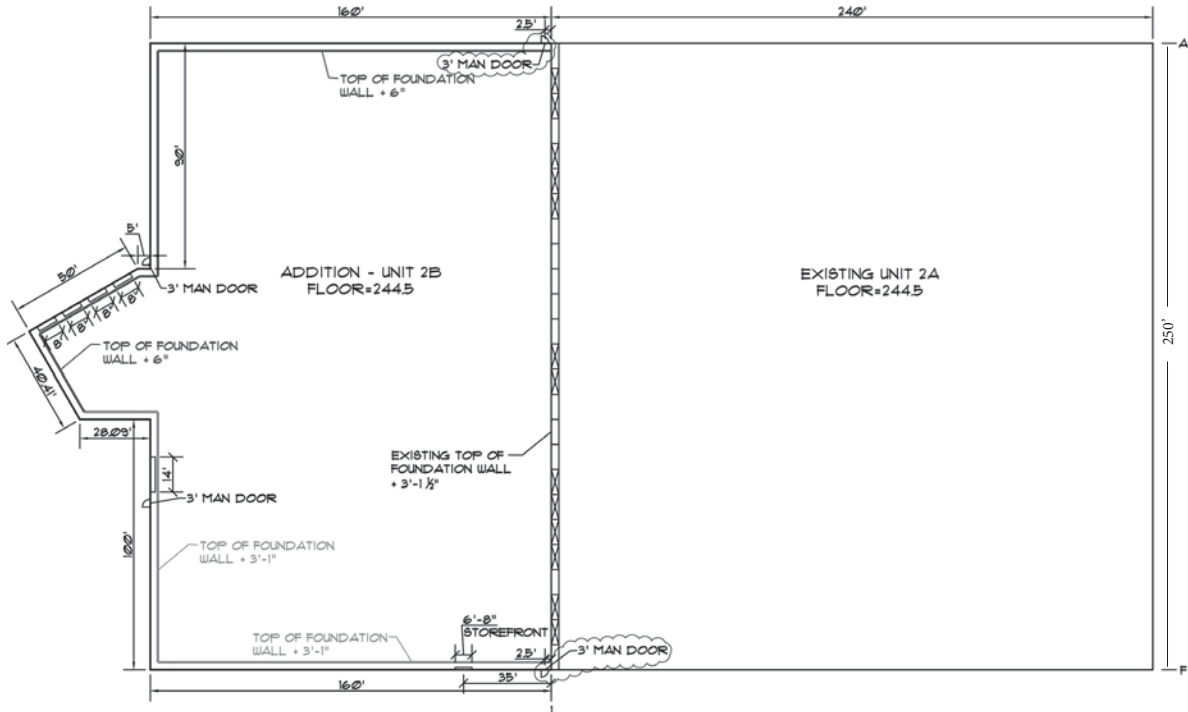


Hydraulic Dock Leveler

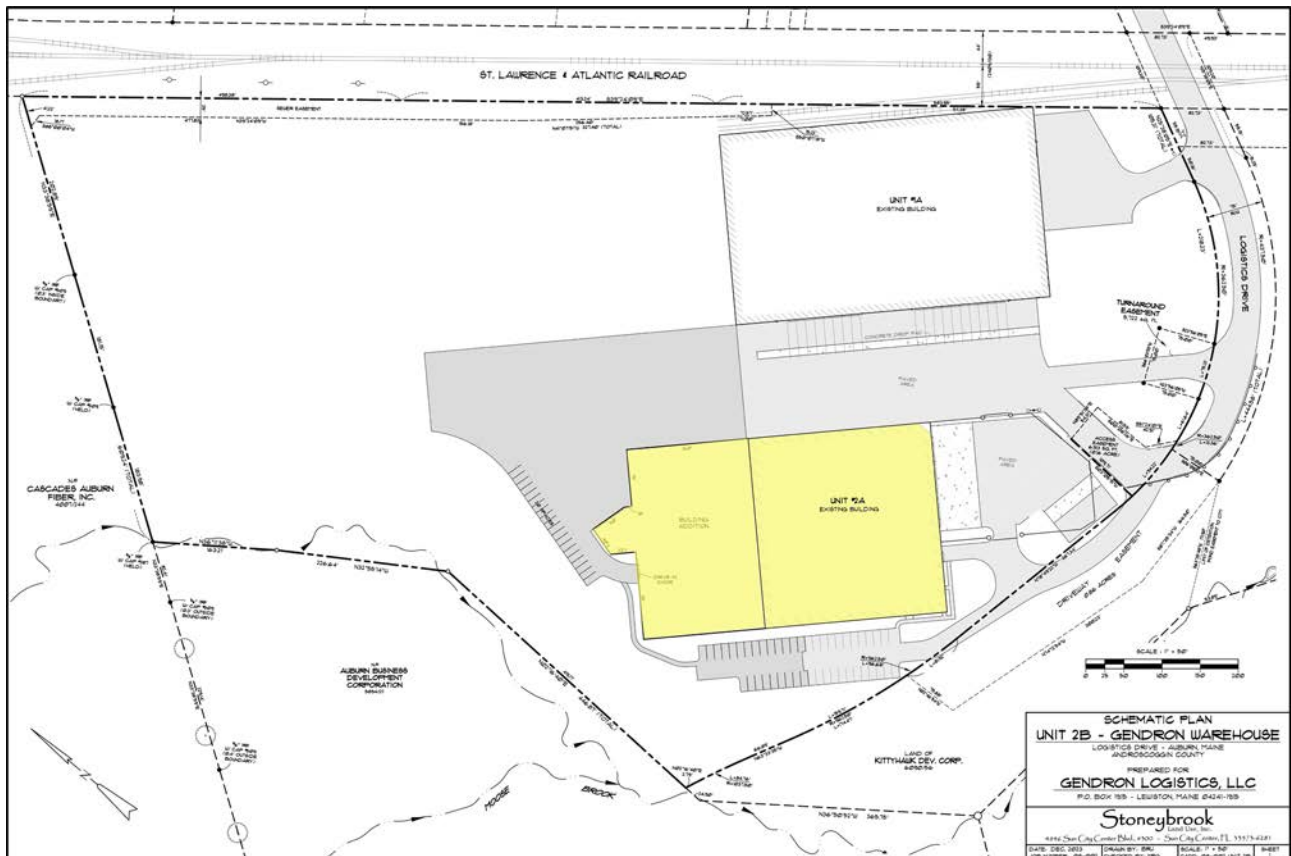
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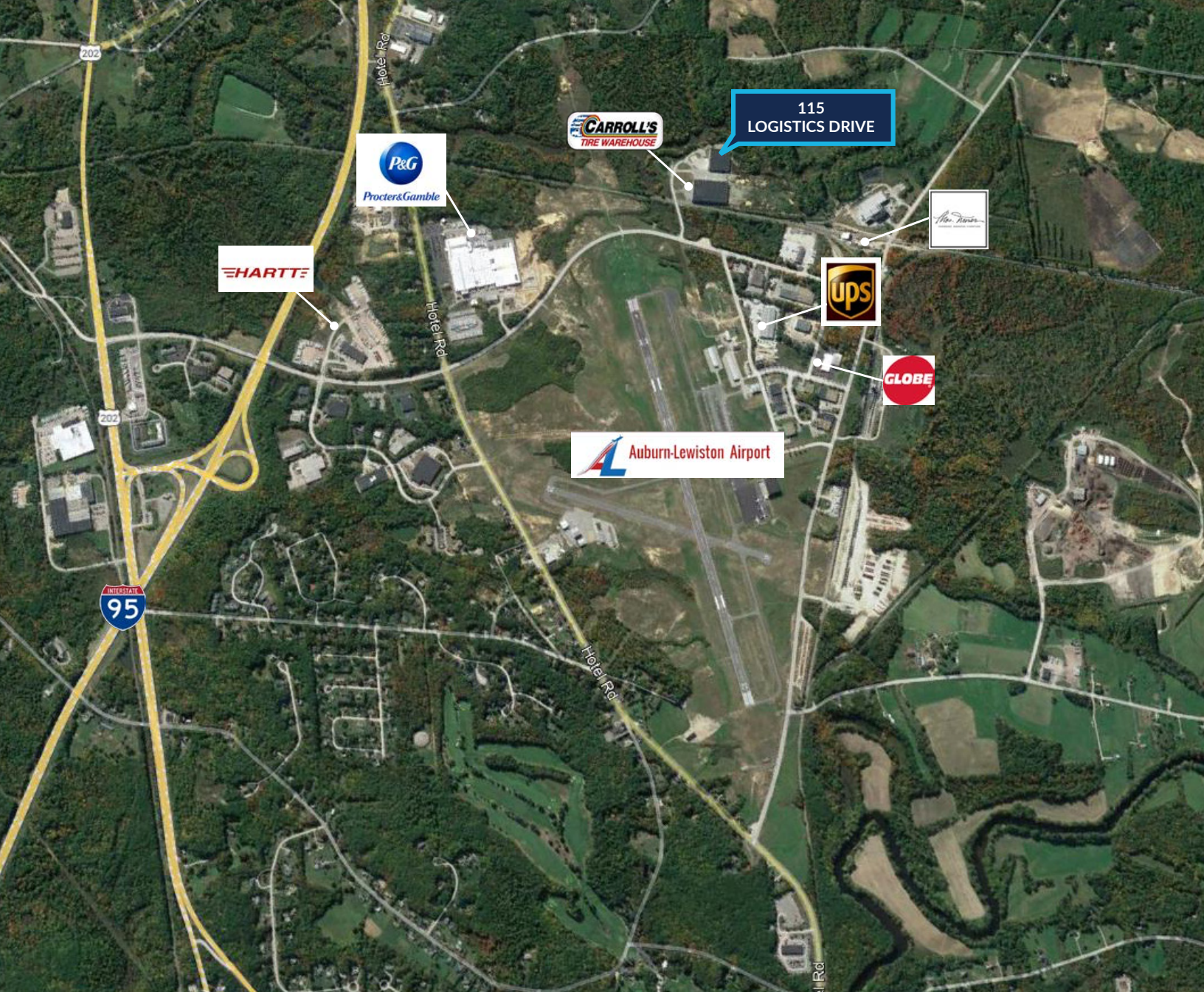
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FLOOR PLAN



SITE PLAN





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