



Dental Supplies & Equipment Building
 4,000 sq. ft. (Expandable to 20,000 sq. ft.)
 Warehouse/Distribution/Light Manufacturing
 Ona, West Virginia
 (Cabell County)

LOCATION

The former Dental Supplies & Equipment building is located in the Ona Industrial Park, 3252 Rte 60 East, Ona, WV.
 It is one mile to I-64 Exit 20, and 22 miles to Tri-State Airport.

DESCRIPTION

Date of Construction: 1982
 Total square feet: 4,000 (50'x80')
 Office space: 500 sq. ft. approx.
 Warehouse space: 3,500 sq. ft. approx.
 Office Ceiling Height: 8'
 Warehouse Eave Height: 15'
 Loading docks: 1 truck dock; 6'Wx7'H
 Land: 1.5 acres
 Parking: 10 spaces, gravel
 Wall Composition: Cinder block/steel
 Roof: Metal, rubber riser, new in 2006

UTILITIES

Electric: Appalachian Power
 Gas: None
 Sewer: Private-industrial park
 Water: Salt Rock Sanitary District

COMMENTS

This property is located on a heavily-traveled east-west State Highway, in an industrial park, with no county zoning requirements. It is suitable for warehousing, distribution, or light manufacturing, and has low utility costs. This one-owner building is in excellent condition, and can easily be expanded up to 20,000 sf. Building was vacated Jan. 2009.

TERMS

Lease - \$8.50 sq. ft; 36 mo.
 \$7.50 sq. ft. 60 mo.
 Sale - N/A
 Lease/Purchase - Consider 3 year option

CONTACT

Huntington Area Development Council
 916 Fifth Avenue, Suite 400
 Huntington, WV 25701
 Phone: 304-525-1161
 Fax: 304-525-1163
 E-mail: hadco@hadco.org

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