

## For Lease: \$25,000/mo NNN

Hillis Properties is pleased to offer this auto dealership/service facility with +/- 200' of frontage on Blanding Boulevard. This property offers a fully equipped dealership with +/- 3.53 acres of paved, fenced storage with two (2) access gates.

The service facility has seven (7) grade level drive in doors. Three (3) 14'x14', three (3) 10'x10' and one (1) 8'x10'. The shop is a clear span building with 15'6" ceiling clearance along with a parts department. The showroom offers multiple offices, a service counter, two (2) restrooms and an open display/customer seating area.

The property is located +/- one (1) mile north of the Blanding Boulevard I-295 exit surrounded by 31 auto dealerships.

## Property Features

- ✓ +/- 6,600 s.f. Shop & Canopy
- ✓ +/- 3,894 s.f. office/showroom
- ✓ Drive through service bays
- ✓ 3.53 Acres
- ✓ Zoned - PUD
- ✓ Great Blanding Blvd. location
- ✓ Illuminated Yard

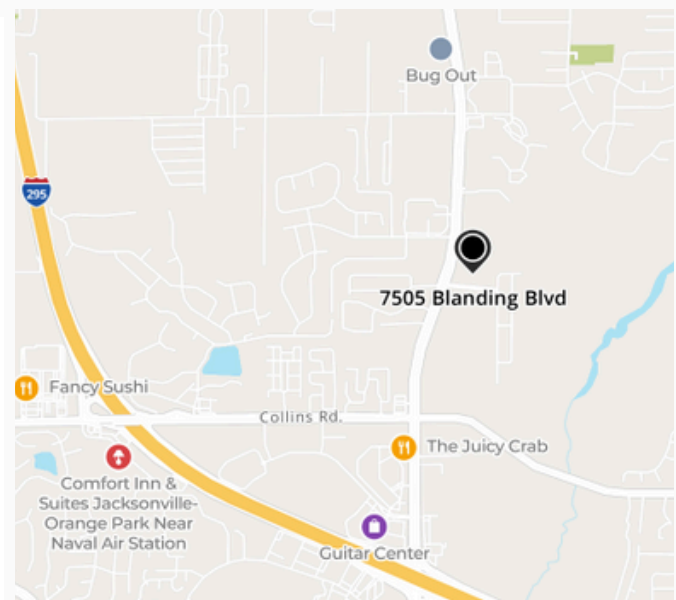
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\* All information furnished regarding the property are from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and is submitted subject to errors, omissions, change of price, rental or other conditions.