

FOR SALE | INDUSTRIAL

298 KENDALL AVE., CHILHOWIE, VA 24319



57,200 SF MANUFACTURING FACILITY



PROPERTY SUMMARY

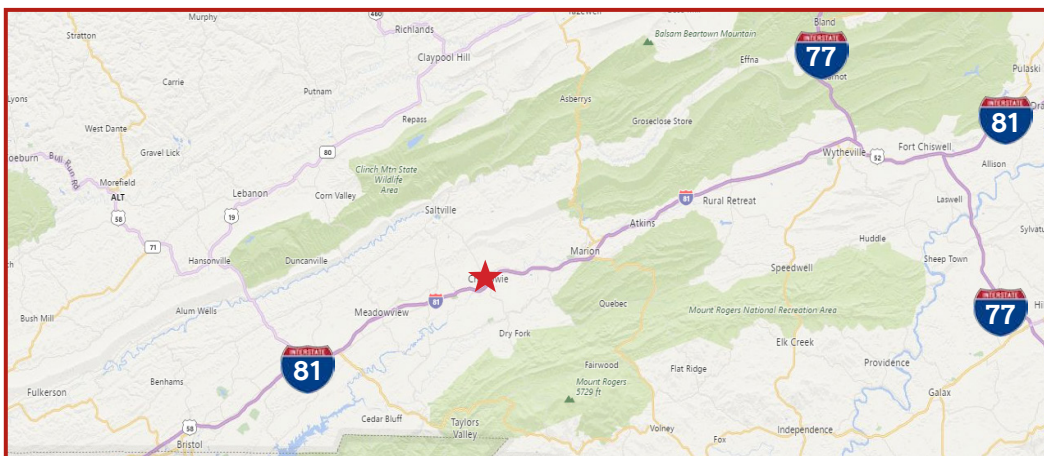
- » ±57,200 SF Available
- » ±6,200 SF Office Space
- » ±6.65 Acres
- » 24' - 27' Clear Ceiling Height
- » (2) Dock High Doors
- » (2) Drive In Door
- » 126 Auto Parking Spaces
- » 100% Wet Sprinkler System
- » Asking Sales Price: \$1,200,000



CONTACT US

Grant Miller, SIOR
grant.miller@colliers.com
Dir +1 704 409 2364

Don Moss, SIOR | CCIM
don.moss@colliers.com
Dir +1 704 409 2372



COLLIERS INTERNATIONAL
301 S. College Street, Suite 3350
Charlotte, NC 28202
www.colliers.com

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298 KENDALL AVE. | PROPERTY SPECS



Address:	298 Kendall Ave. Chilhowie, VA 24319
County:	Smyth County, VA
Site Size:	±6.65 Acres
Zoning:	BN-1 (Business Neighborhood)
Building Size:	±57,200 SF
Year Built:	1979 with Expansions in 1988 & 1990
Construction:	Pre-Engineered Metal
Office Size:	±6,200 SF
Ceiling Height:	24' at Eave; 27' at Center
Bay Spacing:	25' x 50'
Dock High Doors:	(2) Dock High Doors
Drive In Doors:	(2) Drive In Doors
Sprinkler:	100% Wet Sprinkler System
Automobile Parking:	±126 Parking Spaces
Electrical Service:	(2) 3000 Amp Services & (1) 2000 Amp Service
Lighting:	T-5
Roof:	Metal (Roof is Still Under Warranty)
HVAC:	Office - 100% Heated & Cooled Manufacturing Area - Heat Only
Utilities:	All Public
Tax Parcel ID:	64-A-3 & 64-A-2
Asking Sales Price:	\$1,200,000

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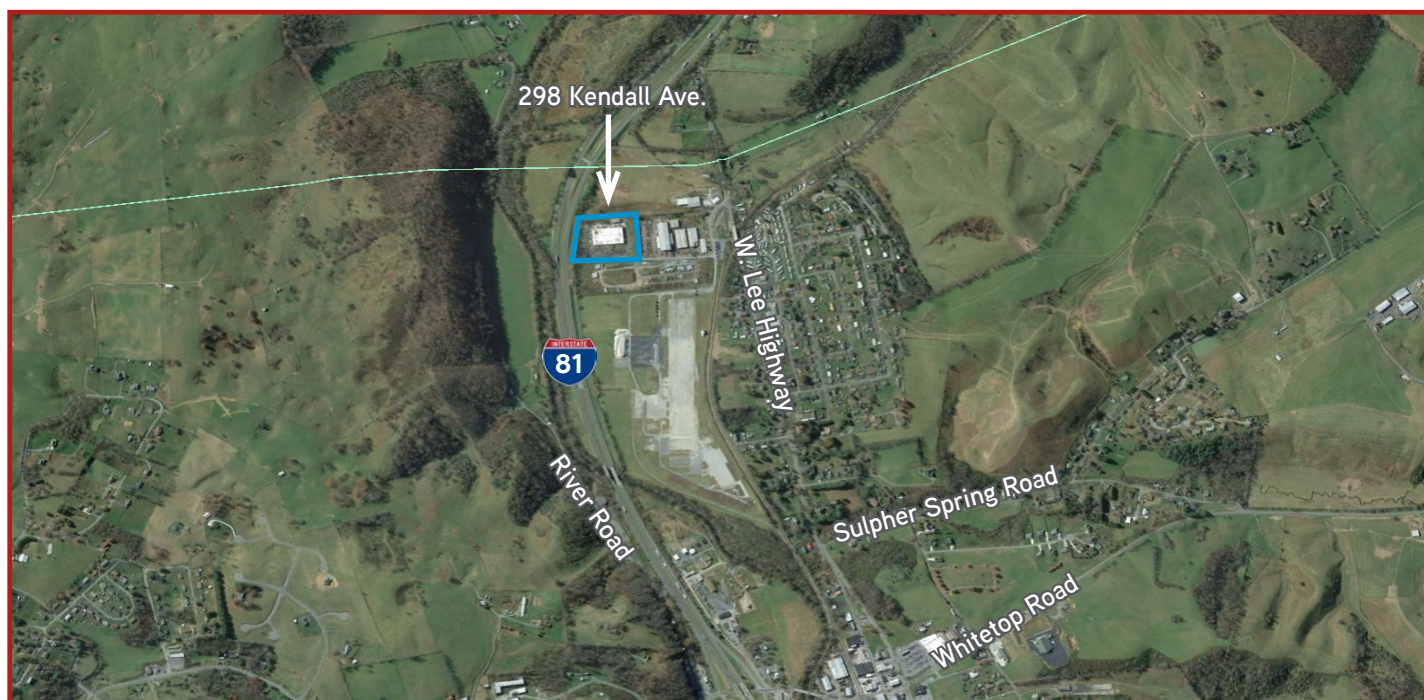
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Property Road View



Property Aerial

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