

Industrial Warehouse Space
For Lease

69 Clendening Drive

Kearneysville, WV



Photo Credit: CoStar

69 Clendening Drive Kearneysville, WV

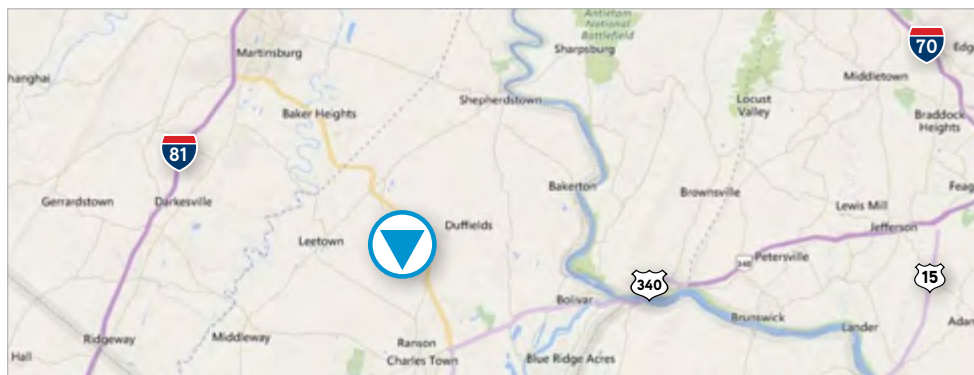
173,400 SF Available
Rate: \$3.50/SF NNN

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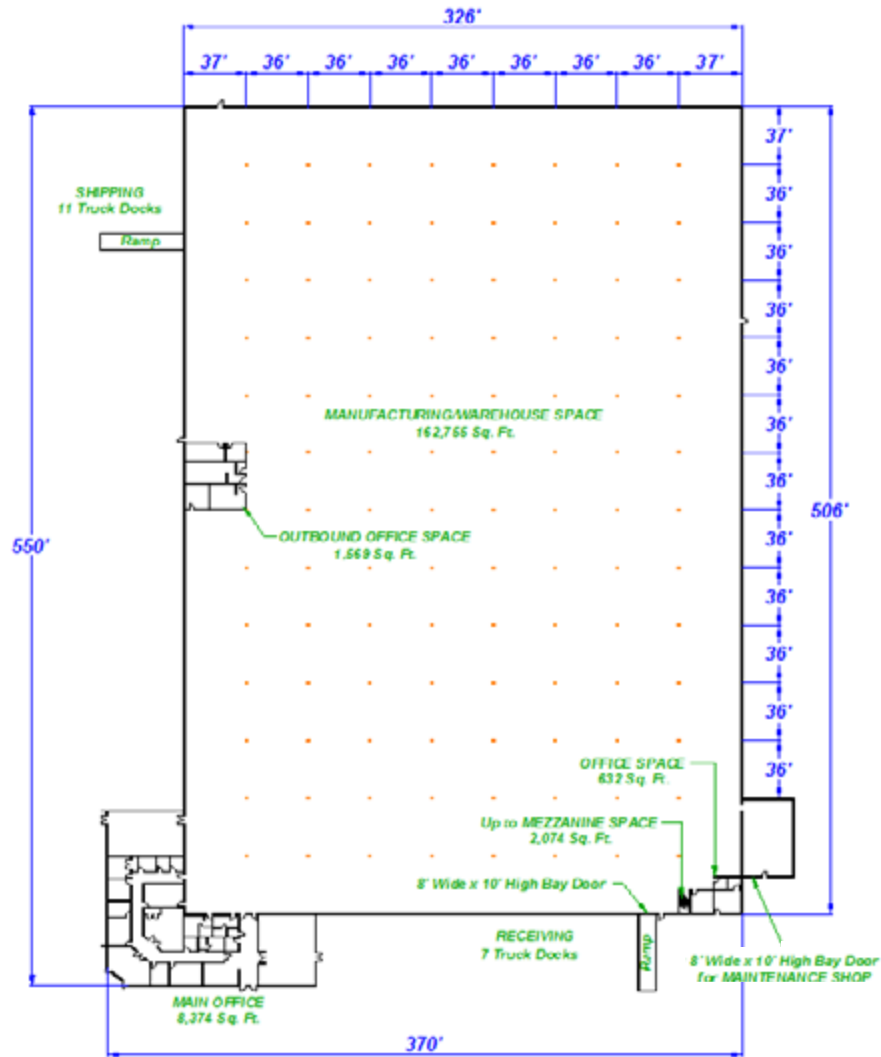


Property Highlights

- › Immediately off newly widened Route 9 with easy access to Interstate 81
- › 45 minutes to Virginia's Inland Port and 90 minutes to the Port of Baltimore
- › Excellent labor force (Hagerstown-Martinsburg SMSA)
- › Located in the Burr Business Park in Jefferson County, WV
- › Potential PILOT tax abatement incentives
- › Electric: 480 Volts; 2,000 Amp; 3 Phase Wiring



Floor Plan



Building Specifications

Building Size:	173,400 SF	Lease Rate:	\$3.50/SF NNN
Building Type:	Class B	Parking:	300 spaces
Office Space:	9,000 SF	Year Built:	1994
Land:	14.148 acres	Column Spacing:	36' x 36'
Additional Land:	16.3 +/- acres in two parcels	Ceiling Heights:	33' to 37' from bottom of beam
Construction:	Concrete block insulated panel	Loading:	17 dock doors; 3 drive-in doors

FOR LEASE > 69 Clendening Drive

Expansion Potential



Aerial



Contact Us

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