

# Industrial Building Available

# Newport, KY

**PRICE REDUCED!**



## FEATURES

- **20,000 Total SF**
- 3,250 SF Office
- 2.58 Acres
- 100% Air Conditioned
- (2) Docks
- 20,000 SF Expansion Area

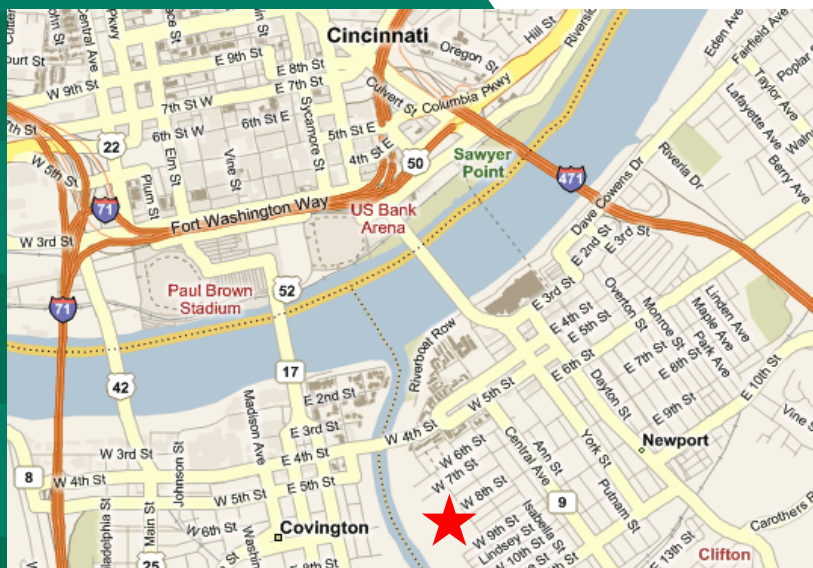
## LOCATION

**800 Brighton Street  
Newport, KY 41071**

## CONTACT

**Frank Torbeck, SIOR**

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**EVEREST**

COMMERCIAL REAL ESTATE SERVICES

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9912 Carver Road, Sycamore Office Park, Suite 100, Cincinnati, Ohio 45242

# 800 Brighton Street

<b>Address/City/County:</b>	800 Brighton Street Newport/Campbell Cty.
<b>Square Footage:</b>	20,000 SF
<b>Office Area:</b>	3,250 SF
<b>Land Size:</b>	2.58 acres
<b>Date of Construction:</b>	1987
<b>Type of Construction:</b>	Concrete block/pre-engineered metal
<b>Zoning:</b>	Transitional Zone City of Newport
<b>Clearance Height:</b>	14'-16'
<b>Floor:</b>	Concrete
<b>Truck Docks:</b>	Two (2)
<b>Lighting:</b>	Strip Fluorescent
<b>Parking:</b>	32+ vehicles
<b>Electric:</b>	440 Volts, 3-phase
<b>Roof:</b>	Pitched metal
<b>Heat &amp; A/C:</b>	Gas unit / 100% A/C
<b>Sale Price:</b>	<del>\$975,000</del> \$845,000



FOR MORE INFORMATION, CONTACT

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