## 203 INDUSTRIAL CENTER

FOR LEASE

LANCASTER, PENNSYLVANIA







±110,000 SF BUILT-TO-SUIT

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±110,000

SQUARE ±26

DOCK **DOORS** 

36' CLEAR ±200 AUTO PARKING

AVAILABLE AREA	±110,000 SF	CLEAR HEIGHT	36'
BUILDING DIMENSIONS	780' x 350'	DOCK DOORS	±26 (9'X10')
OFFICE SPACE	±4,000 SF (TO SUIT)	DRIVE-IN DOORS	2 (12'x14')
CONSTRUCTION	CONCRETE TILT-UP	TRAILER PARKING	±18 (EXPANDABLE)
COLUMN SPACING	54' X 57' WITH 65' SPEED BAYS	AUTO PARKING	±200 TOTAL SPACES
CONFIGURATION	SINGLE SIDE LOAD (Rear)	LIGHTING	LED
ROOF	EPDM	FIRE PROTECTION	ESFR
FLOOR	6" REINFORCED CONCRETE SLAB	POWER	2,000 AMP 277/480V 3-PHASE

