

WEEKS
COMMERCIAL

**9,300 SF Industrial
Shop/Manufacturing
& Warehouse**

For Sale
\$349,900



236 Ragged Mtn. Hwy.
Alexandria

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Weeks Commercial
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- 2.27+/- Acres
- 8,244 SF Garage Space
- 1,056 SF Office Space
- 2 -14 FT x 10 FT Drive In Doors
- Any Use Permitted

NOTICE: The information provided herein is believed to be accurate, but Weeks Commercial, its salespersons and employees do not warrant or guarantee its accuracy in case of error or mistake. Therefore, it is recommended that all information be verified, and that the professional advice of an attorney and/or an accountant be sought before executing any contractual agreement.

Contractors, Tradesmen, Warehouse Operation, Distribution Center.... 1,000 feet of office and 8,200 feet of industrial clear span bay. All this and priced to sell at just \$37/foot. Try building something like this and the price will be over \$1,000,000. Great value on 2.2 acres of land. There is no zoning in Alexandria, so you can do just about anything. Good visibility on Rte. 104, and a terrific value awaits you!



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OFFICE SPACE 1,056 SF



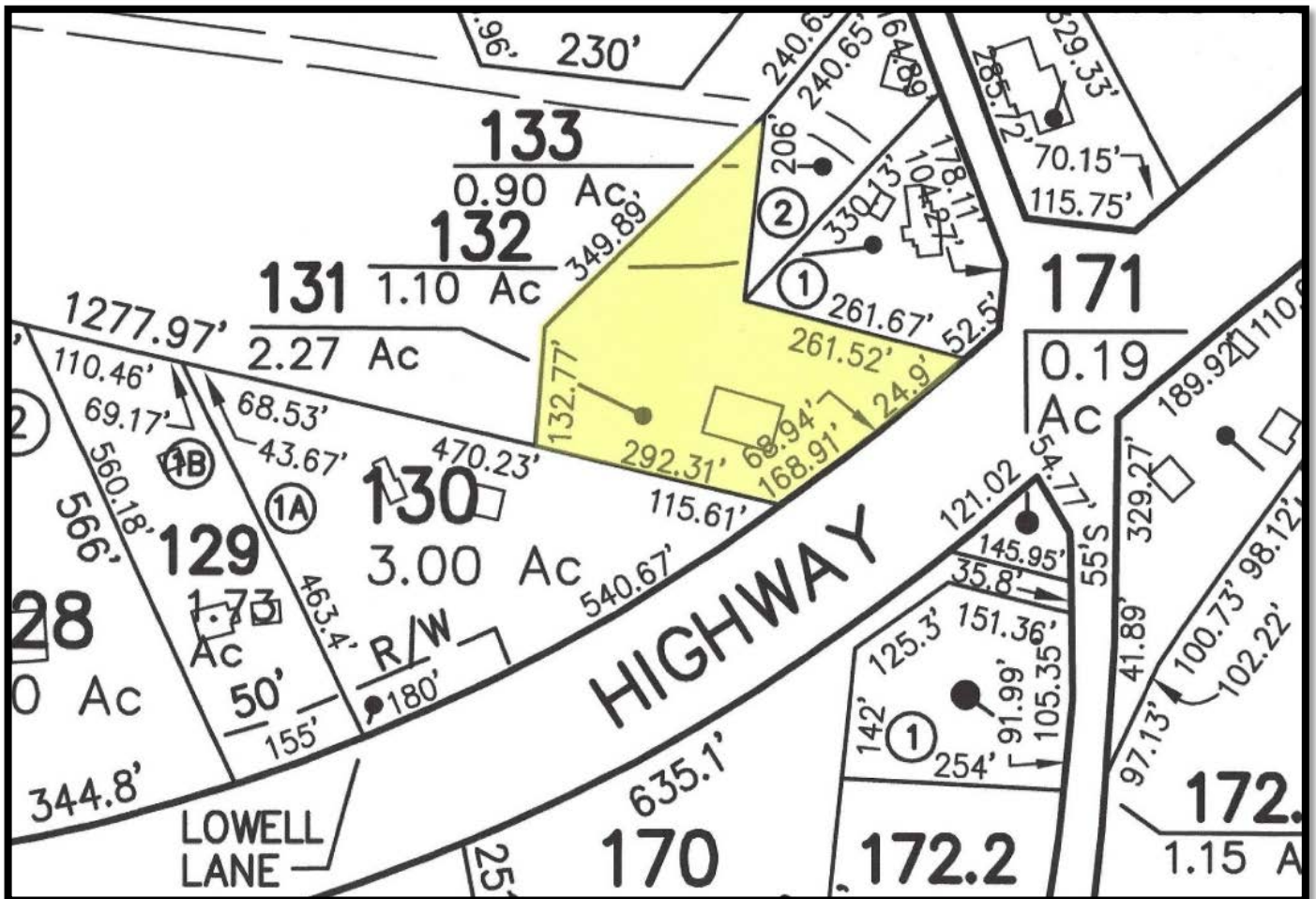
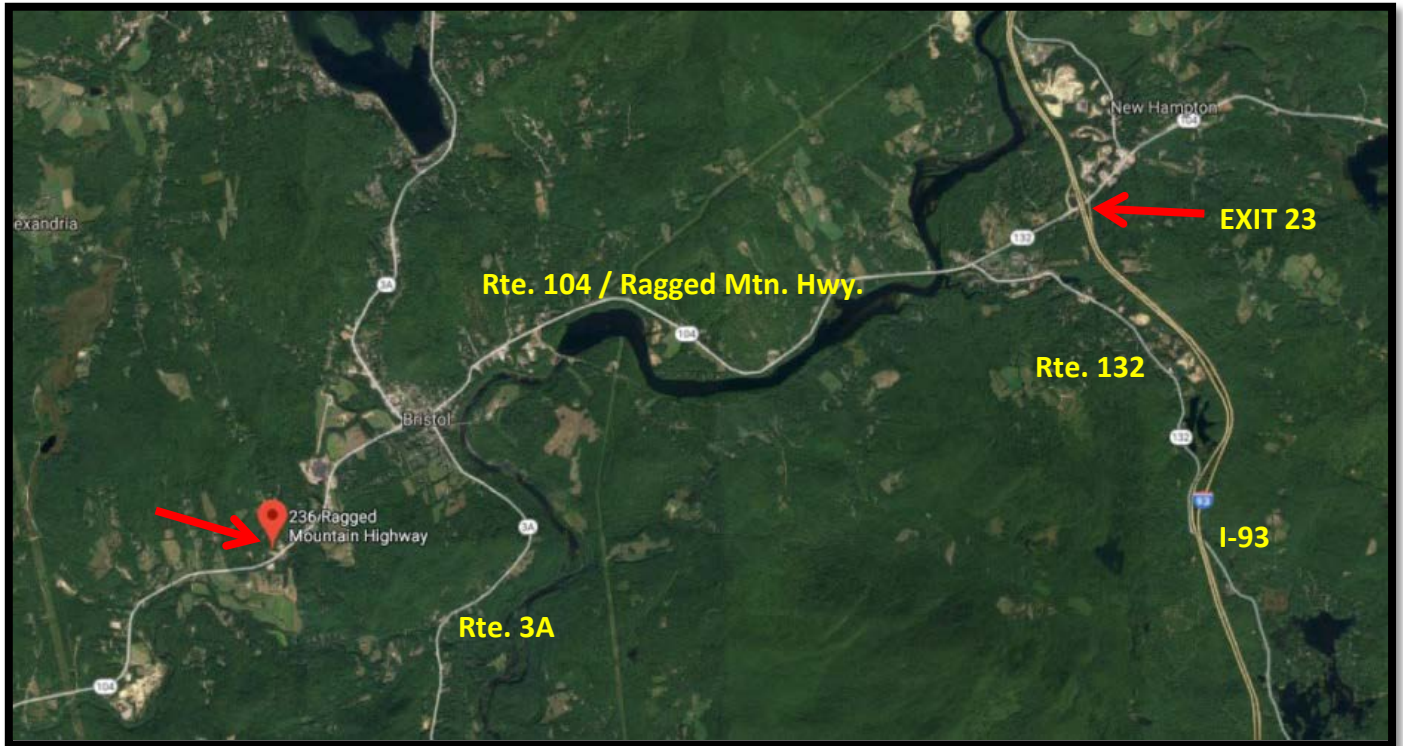
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PROPERTY DETAILS

<u>SITE DATA</u>	
Zoning	None in Alexandria
<u>SERVICE DATA</u>	
Heat	Electric Heat in Office Propane Heat in Front Warehouse Section
Water	Private
Sewer	Private
<u>TAX DATA</u>	
Taxes	\$8,140
Tax Year	2017
Tax Map/Lot No.	Map 418 Lot 131
Current Tax Rate	\$25.17
Total Assessed Value	\$323,400
<u>PROPERTY DATA</u>	
Lot Size	2.27 +/- Acres
Frontage	262 FT
Building Square Footage	9,300 SF Total 1,056 Office Area 8,244 Industrial Clear Span Bay
Deed	Book 4031 Page 0625
<u>CONSTRUCTION</u>	
Exterior	Metal
Roof	Metal
Foundation	Concrete
Clear Height	15 FT
2 Drive In Doors	14 FT X 10 FT
Year Built	1975

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MAP



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