

FOR LEASE

# 14,000 SF INDUSTRIAL BUILDING

INCLUDES 4,000 SF OFFICE | 3.0 ACRES | TANK STORAGE

89 Montgomery Dam Road | Monaca, PA 15061







## AVAILABILITY

### Building 2

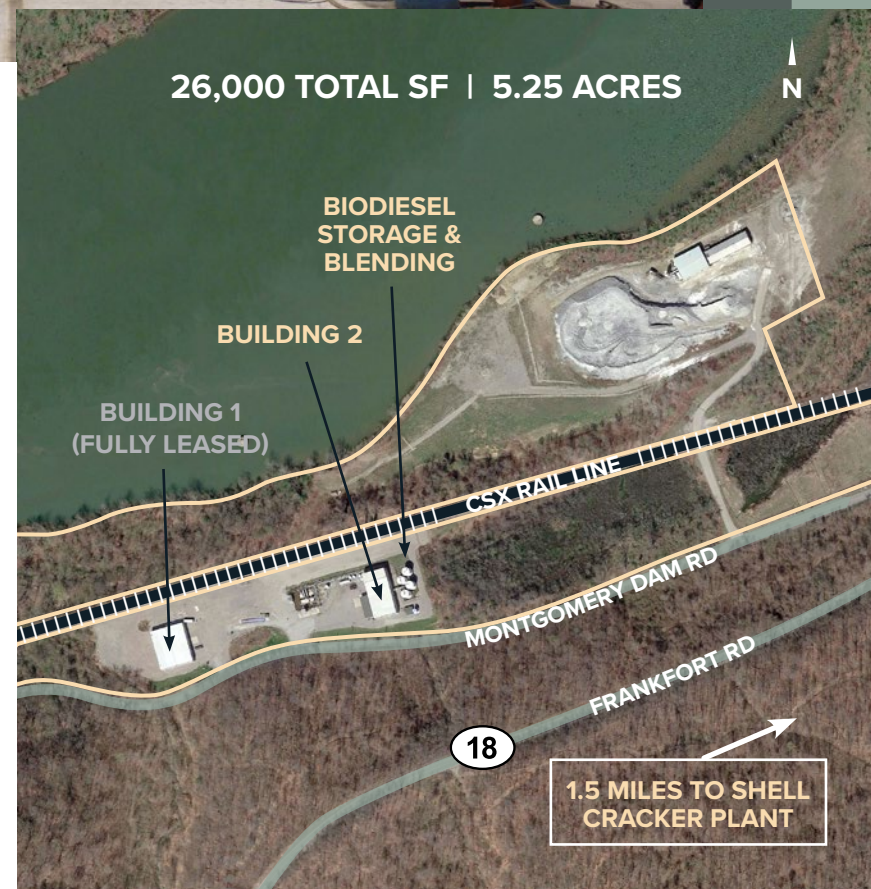
- 10,000 SF
- 28 ft. wall height
- Three (3) oversized doors – 14 ft. h x 12 ft. w
- 480V 3 Phase electric
- Shared truck scale

### 2-Story Office

- 4,000 SF (2,000 SF per floor)
- Conference room
- Separate offices with lab space
- Restrooms

### Exterior Biodiesel Storage and Blending

- Four (4) 150,000 gallon tanks



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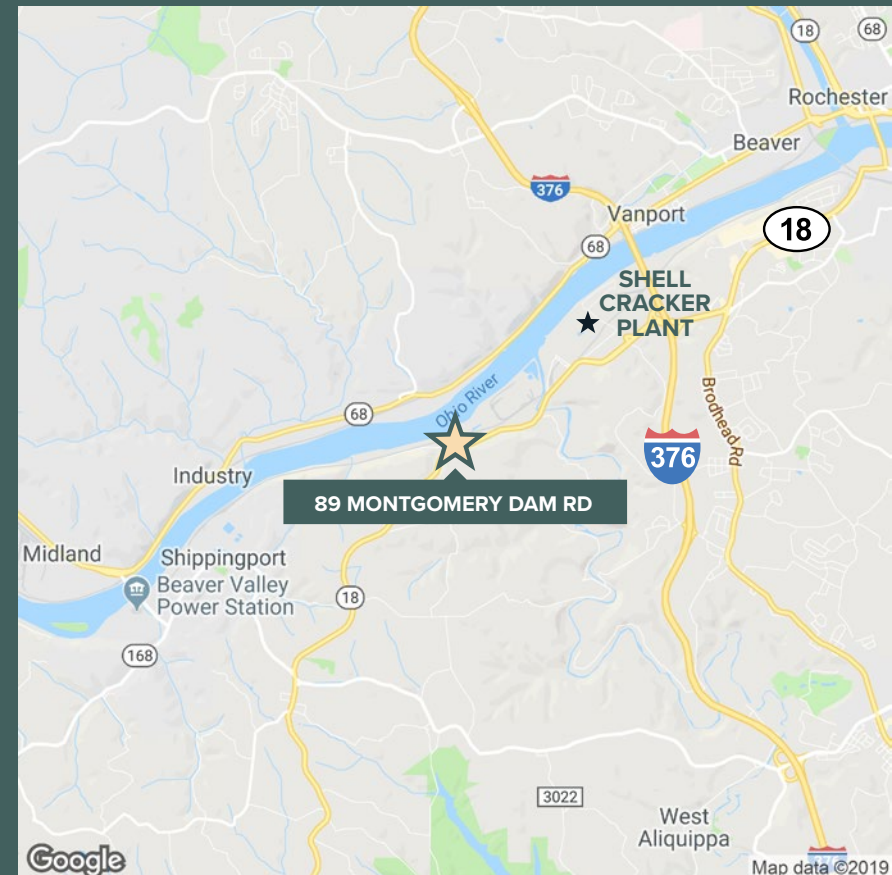
AVAILABLE FOR LEASE

FOR MORE INFORMATION, CONTACT:

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