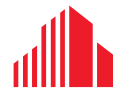




AVAILABLE FOR LEASE 17,036 SF

BLACKSBURG INDUSTRIAL PARK
3160 State Street, Blacksburg, VA



**CUSHMAN &
WAKEFIELD**

THALHIMER

BLACKSBURG INDUSTRIAL PARK

3160 State Street, Blacksburg, VA

PROPERTY FEATURES

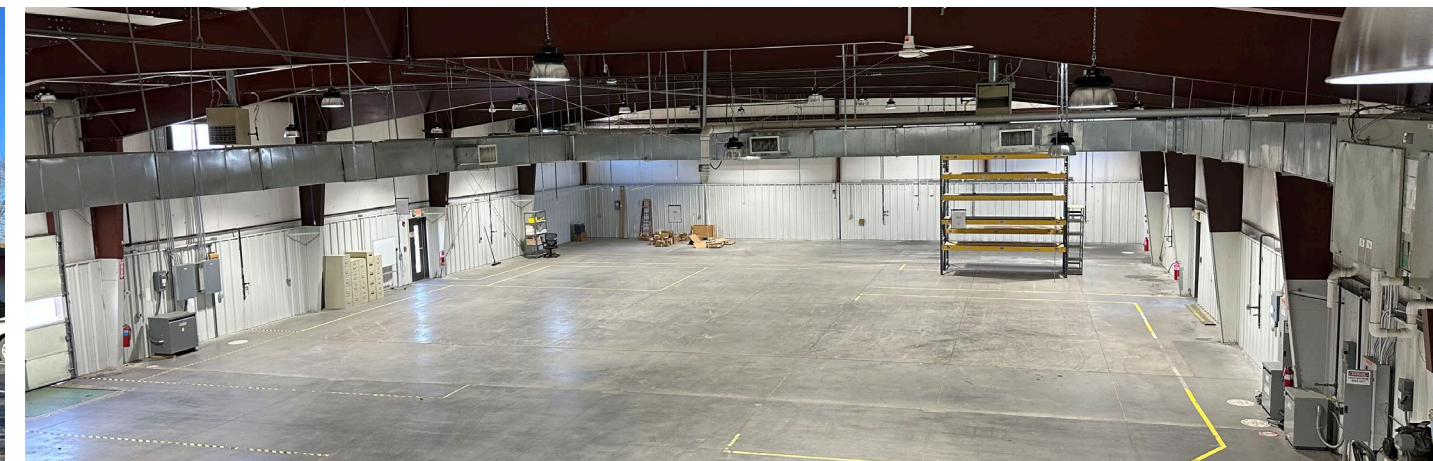
- Available for Lease 17,036 SF pre-engineered Manufacturing/Warehouse
- Situated on 2.54 acres Zoned IN
- 13,436± SF Manufacturing /Warehouse space-3,600± SF Office
- 2001 construction
- Fully air-conditioned facility
- Clear height 19.6' at center, 17' at eaves
- 10'x12' ground level roll up door-10'x10' dock high door
- 480/3p power



**10' x 12'
Ground Level**

**19.6'
Clear Height**

**13,436± SF MANUFACTURING/WAREHOUSE
3,600± SF OFFICE
2.54 ACRES**



PROPERTY AERIAL

3160 State Street, Blacksburg, VA



FEDERAL MOGUL

Spectrum Brands

Nu-Tek

TORC ROBOTICS

VIRGINIA TECH TRANSPORTATION INSTITUTE

EASTERN DIVIDE

Wetland

LUNA

17,036 SF Manufacturing/Warehouse

460

Industrial Park Road

STREET NAME

Trade Street

Commerce Street

BLACKSBURG INDUSTRIAL PARK

3160 State Street, Blacksburg, VA





FOR MORE INFORMATION, CONTACT:

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