



AVAILABLE FOR LEASE ±16,780 SF

BLACKSBURG INDUSTRIAL PARK
3160 State Street, Blacksburg, VA



**CUSHMAN &
WAKEFIELD**

THALHIMER

ESS
Technologies, Inc.
MEDICAL INTEGRATION & SALES

BLACKSBURG INDUSTRIAL PARK

3160 State Street, Blacksburg, VA

PROPERTY FEATURES

- Available for Lease $\pm 16,780$ SF pre-engineered Manufacturing/Warehouse
- Situated on 2.54 acres Zoned IN
- $\pm 13,280$ SF Manufacturing /Warehouse space- $\pm 3,500$ 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

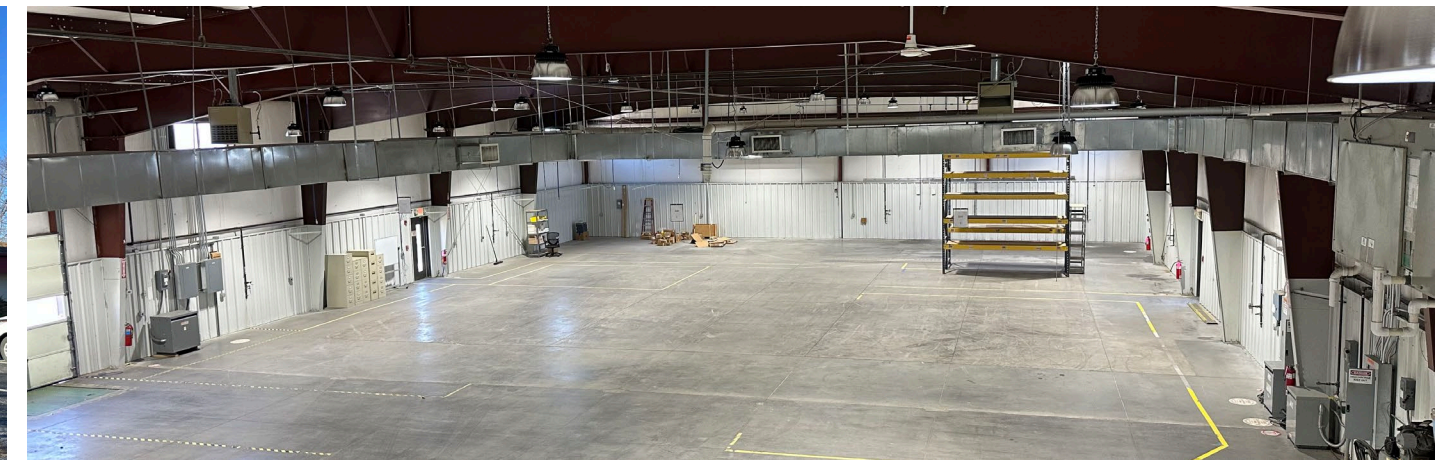


**19.6'
Clear Height**

**10' x 10' Dock
High**

**10' x 12'
Ground Level**

**±13,280 SF MANUFACTURING/WAREHOUSE
±3,500 SF OFFICE
2.54 ACRES**



PROPERTY AERIAL

3160 State Street, Blacksburg, VA



FEDERAL MOGUL

Spectrum Brands

LUNA

Nu-Tek

Wetland Solutions Inc

±16,780 SF Manufacturing/Warehouse

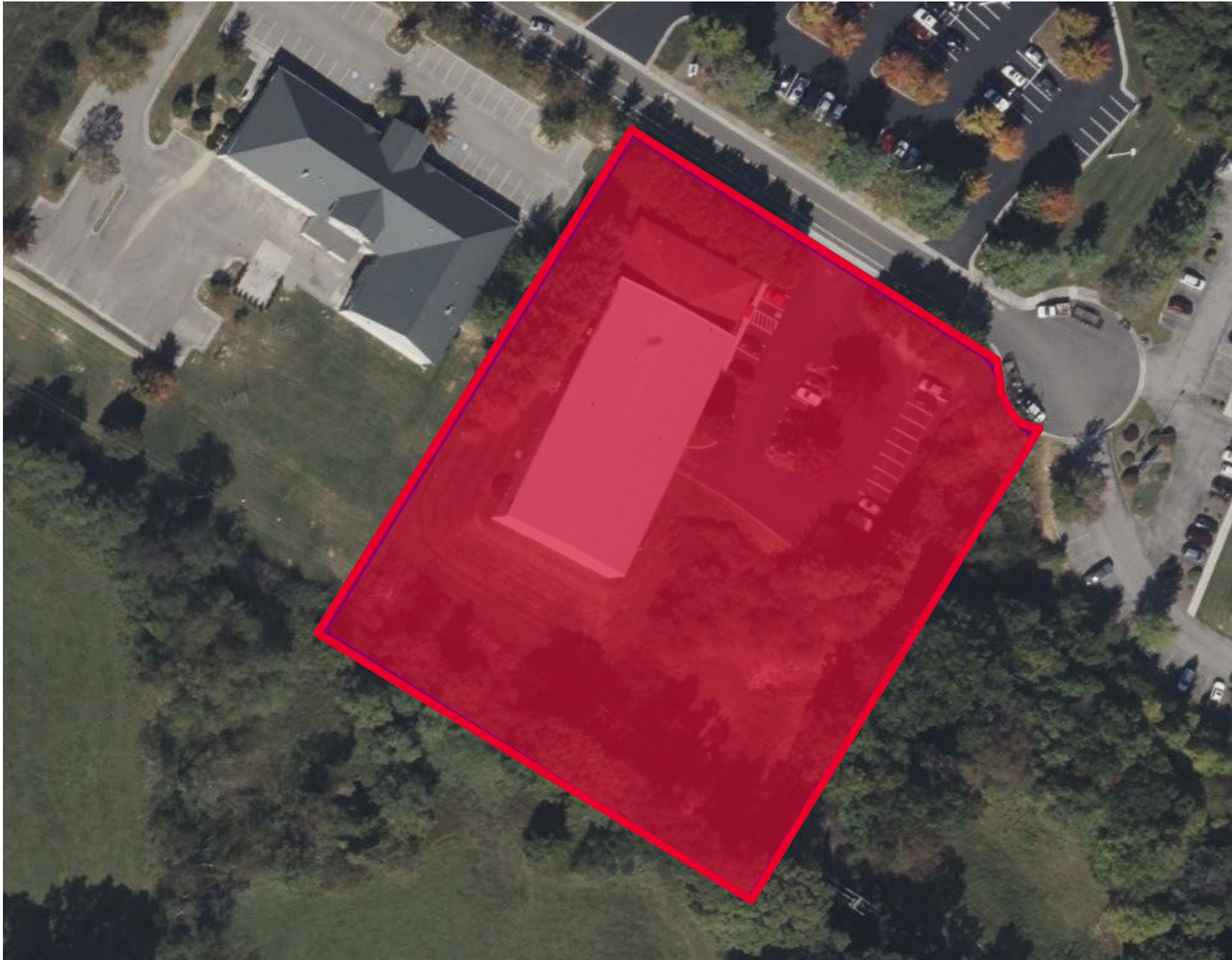
EASTERN DIVIDE

TORC ROBOTICS

VIRGINIA TECH TRANSPORTATION INSTITUTE

BLACKSBURG INDUSTRIAL PARK

3160 State Street, Blacksburg, VA





FOR MORE INFORMATION, CONTACT:

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