

# FOR SUBLEASE

## BRAND NEW INDUSTRIAL BUILDING

65 Red Pine Circle, Essex, VT



Located in the rapidly growing industrial area on Sand Hill, this brand new industrial building is awaiting a tenant. The interior is wide open, with 24 foot clear to the beams, 2 loading docks, 3 overhead doors (two 12'x14' and one 10'x12'), with lots of on-site parking. Additional doors can be installed. Terrific location with great access to major thoroughfares and highways.

**SIZE:**

20,000 SF

**USE:**

Industrial

**PRICE:**

\$9.50/SF, expenses estimated at approximately \$2.50/SF

**AVAILABLE:**

Upon completion of tenant fit-up

**PARKING:**

Ample on-site

**LOCATION:**

65 Red Pine Circle, Essex

Information contained herein is believed to be accurate, but is not warranted. This is not a legally binding offer to sell or lease.



For more information, please contact:

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Sheet 1 of 2

EM/AT

NO.	DATE	DESCRIPTION

*Concept Plan, Lot 6*  
*Lands of Allen Brook Development*  
 Date: 1/27/2011  
 Author: [Name]  
 Title: [Title]





SHEET <b>EMH A</b> OF 1	SCALE 1" = 1'	DATE 10/1/14	DRAWN BY J. B. BROWN	CHECKED BY J. B. BROWN	PROJECT <b>Concept Plan, Lot #6</b> <b>Lands of Allen Brook Development</b>	NORTH 	





Professional Seal

Project Name	100 Main Street
Client	100 Main Street
Architect	100 Main Street
Structural Engineer	100 Main Street
MEP Engineer	100 Main Street
Interior Designer	100 Main Street
Other	100 Main Street
Scale	1/8" = 1'-0"
Date	10/10/2024

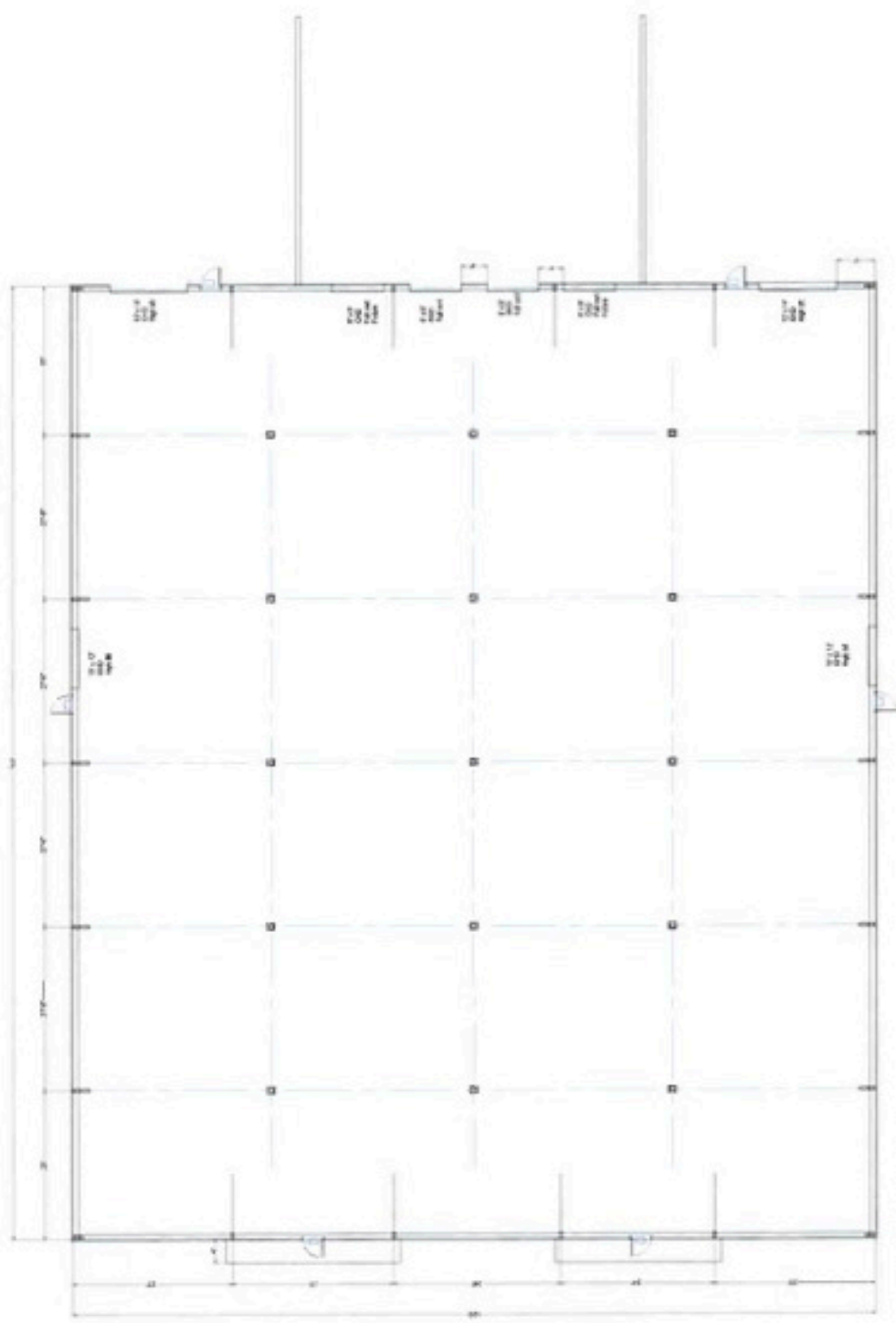
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Basic Building Layout  
 Building Frame Info