

**FOR LEASE**

# 367 Poplar Avenue

Unit 2 - (+/-) 3,000 sf Available

Unit 8 - (+/-) 4,175 sf Available

## PROPERTY HIGHLIGHTS

- Spacious and open warehouse providing ample storage or manufacturing space
- Shared grade and dock loading and access to freight elevator
- 60amp single phase service, currently being upgraded to 3 phase
- Unit 8 has stairwell access and private entrance
- Zoned M1 – Allows for a variety of industrial and commercial uses

## Lease Rate:

**Unit 2: \$4.00 psf Net**

**Unit 8: \$7.00 psf Net**

**CAM & Tax: \$2.60 psf (2023 est.)**

**Chris Hourihan**  
**Associate**

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For Lease

# 367 Poplar Avenue



## UNIT 2 (LOWER LEVEL)



## UNIT 8



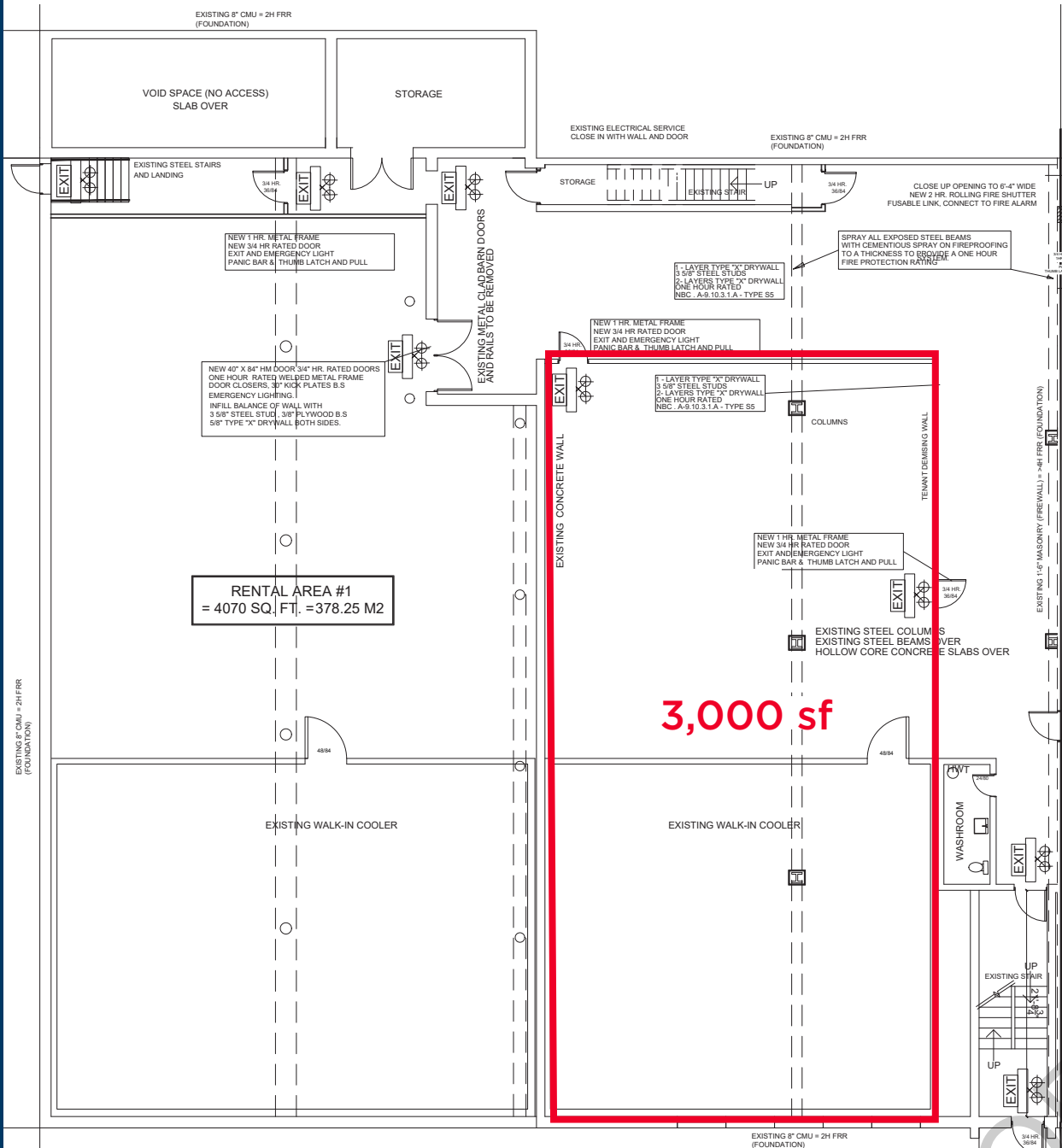
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## UNIT 2 (LOWER LEVEL)



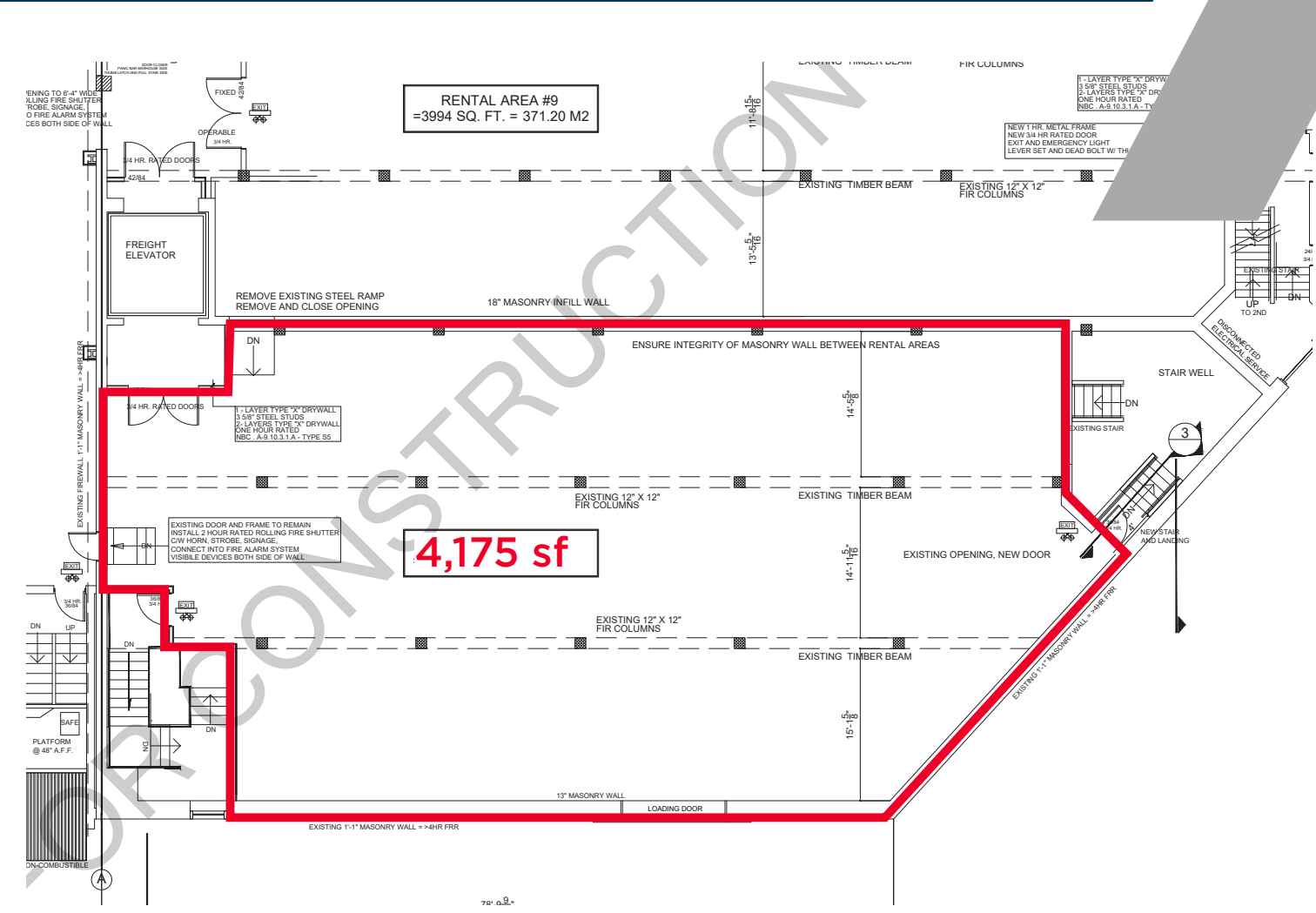
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## UNIT 8

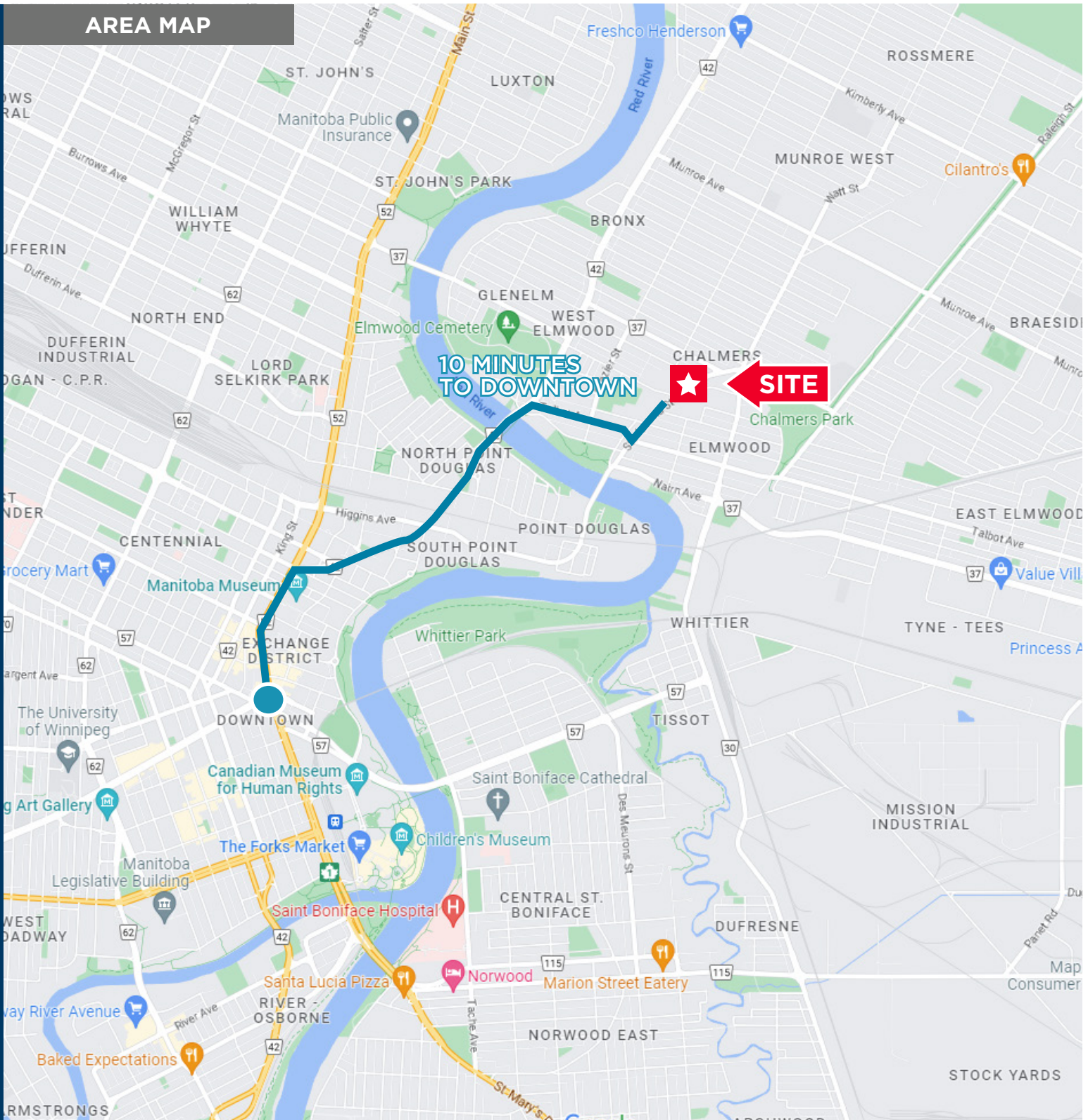


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# 367 Poplar Avenue

## AREA MAP



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