



WILLIS DAY BUILDING
333 Joseph Street
Marion, OH 43302

INDUSTRIAL BUILDING PROFILE

DESCRIPTION: Large single or multi-tenant industrial property. Includes large truck/trailer storage area and multiple truck docks. Excellent for manufacturing or distribution in the heart of Ohio.

TOTAL SQ. FT. 440,000

AVAILABLE SQ. FT. 440,000

OFFICE SQ. FT. 20,000

CEILING HEIGHT: 14-20'

NUMBER OF FLOORS: 1

CONDITION: Built – Multiple years – Good

FLOOR TYPE: 6-8" concrete

WALL TYPE: Block, metal; insulated

ROOF TYPE: Rubber, composite

MULTI-TENANT: Yes

TRUCK DOCKS: 30

DRIVE-IN DOORS: 4

CRANE: No

SPRINKLERS: Yes

ZONING: Industrial

INDUSRTRIAL PARK: No

INCENTIVES: Possible

TAXES: Real (Eff. Rate – 2007)
\$46.14/1000@35%



TRANSPORATION:

Highways: SR 423, SR 4, US 23, SR 739

Interstate: I-71, I-75

Rail: Potential spur

Airports: Port Columbus International (45 mi.), Marion Municipal

GAS: Columbia Gas of Ohio

WATER: Ohio American
Main Size: 8" @68 PSI

SANITARY SEWER: City of Marion

ELECTRIC: Ohio Edison
Primary: 34.5 kV

TELECOMMUNICATIONS:
Local Carrier: Verizon North
Switching: Digital
Type of Service: Both

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