



## 1995 Boxwood Rd Nanaimo BC

\$6,250,000

Large warehouse for sale in fast growing Nanaimo. Located on Boxwood Road in the industrial corridor, backing onto the Inland Highway with easy access off Northfield Road exit. The building is concrete tilt up with over 20,000 sq ft of space. Current tenant does wood millwork products. There are 3 bay doors at the side of building providing easy access for shipping and receiving and 26 ft high ceilings to the bottom of the roof with 6 ft high trusses. The large open interior span will allow for any changes a buyer may want. Dust unit throughout building keeps everything clean. High end finishing in the office/front desk area shows the quality workmanship. There are multiple offices throughout the building as well as meeting rooms and numerous washrooms for the staff. The yard is paved, fenced and landscaped. Zoned High Tech Industrial (I-3) which provides for clean, high-tech industrial uses including Commercial School, Food & Beverage Processing, Laboratory, Repair shop, etc.

Listing Presented By:



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