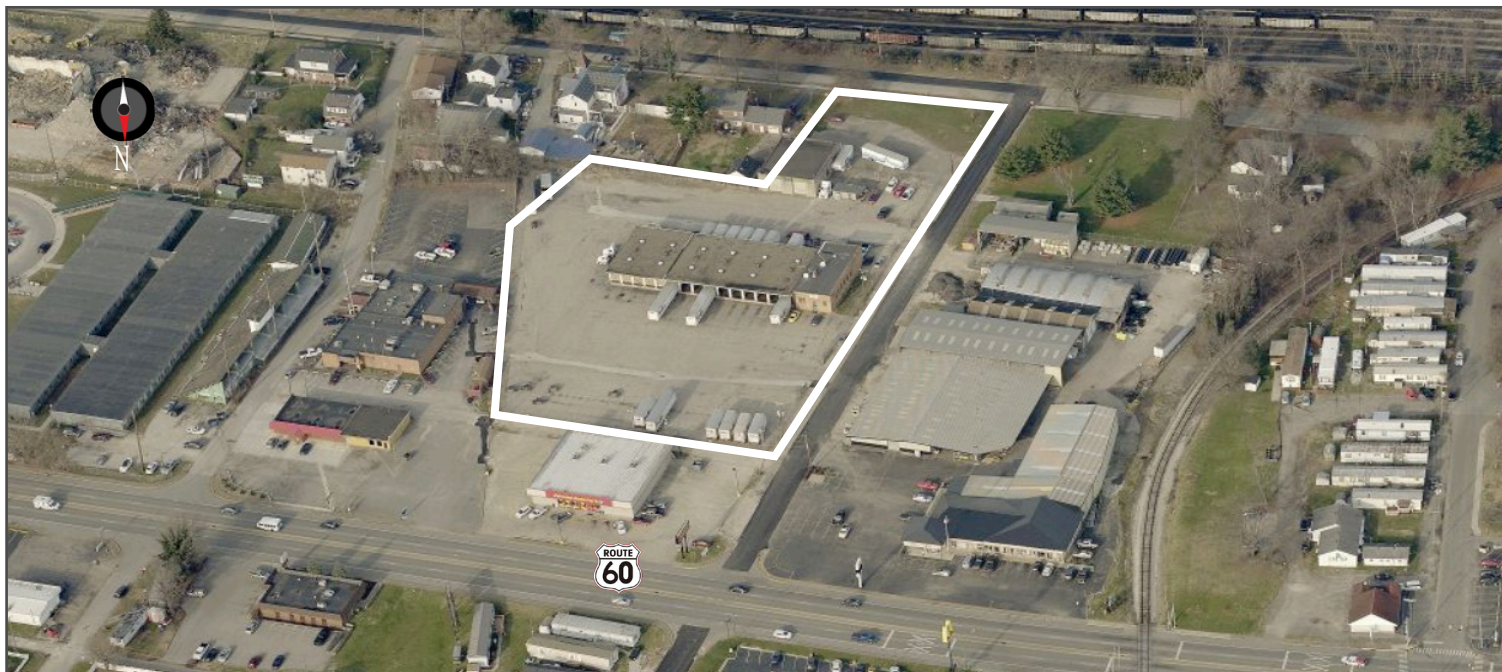


Burr & Temkin

FedEx Freight Investment Opportunity

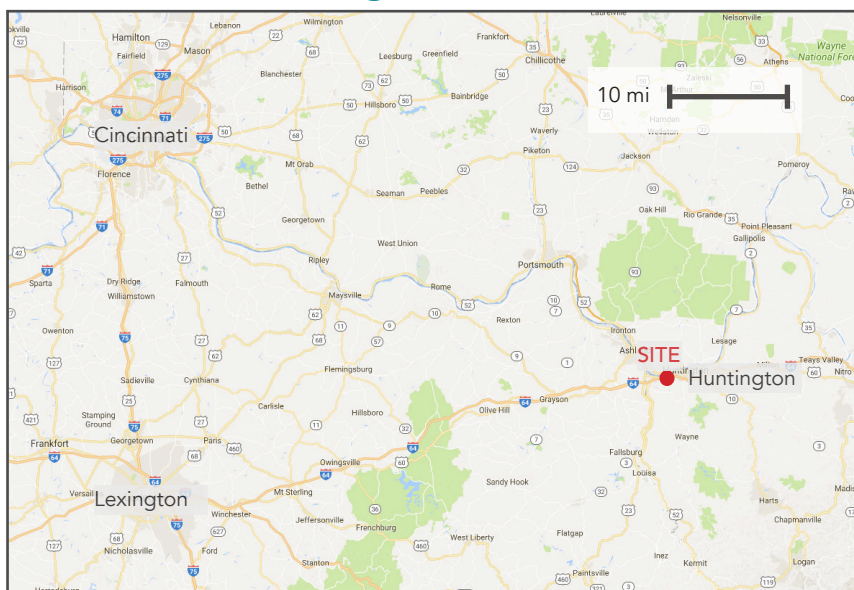
FOR SALE



• • • • • 700 Walnut Street, Kenova (Huntington), WV • • • • •

Property Details

- Located southwest of Huntington with access to I-64
- FedEx occupied since 1999
- 2+ years remaining on current lease term
- 9.1% Cap Rate
- ±2.6 Acres
- 30 Dock high loading positions
- ±9,600 ft² Dock (60' x 160')
- ±2,423 ft² Office
- ±3,000 ft² Shop (2-bays)
- Recent capital improvements made
- Asphalt paved, fenced, & lit yard



ASKING PRICE:

\$860,000

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