



**6725 FAITH DRIVE
CHEYENNE, WY 82009**

Available Space
16,706 SF

Sale Price
\$2,500,000

Lease Rate
\$9.75/SF NNN

PRIME INDUSTRIAL/FITNESS/GYM LOCATION IN THE POINTE NEIGHBORHOOD

- Professional office/warehouse with 4 private offices, welcoming lobby set up for custom proshop, restrooms with lockers, kitchenette and covered drive-through drop-off and pick-up area
 - 10' overhead garage door for equipment delivery
 - 33 parking spaces plus available street-side parking
 - Fully landscaped with automatic sprinkler and drip system
 - Building is sprinkled throughout
 - Zoned PUD



BUILDING INFO

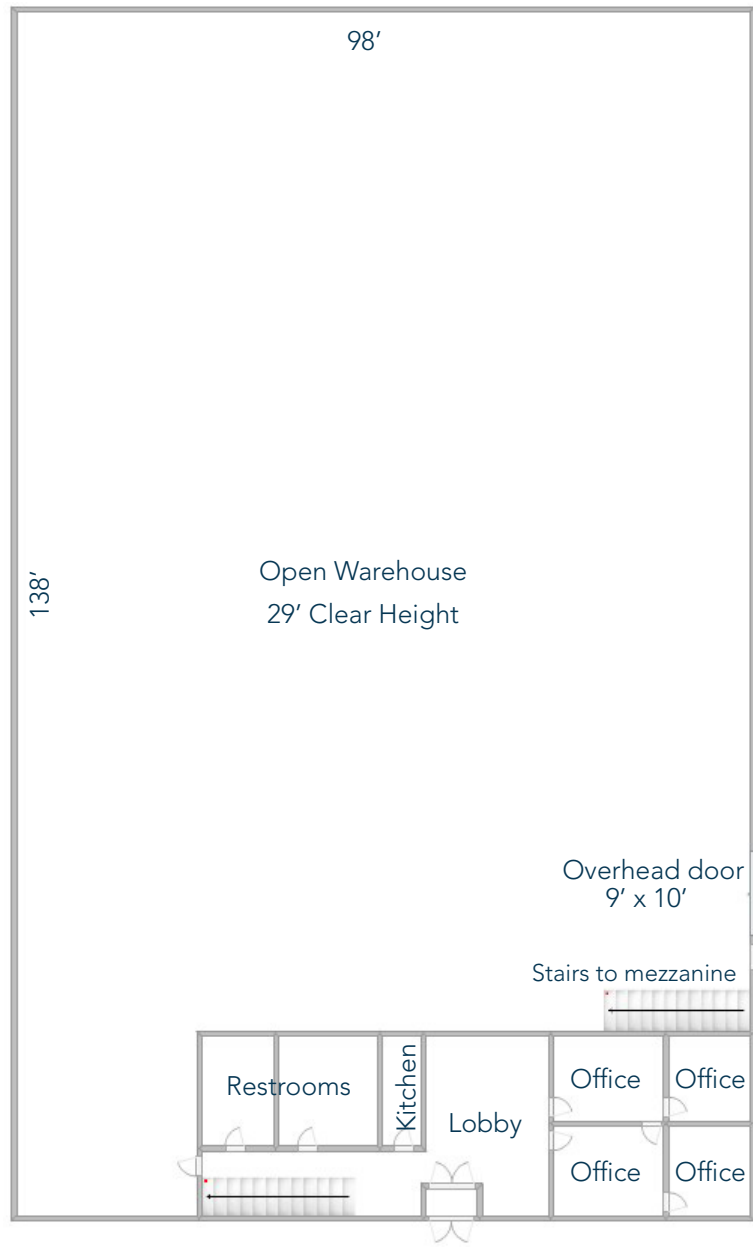
Systems

Heating & Cooling	HVAC Forced Air with A/C - (2) 15-ton units
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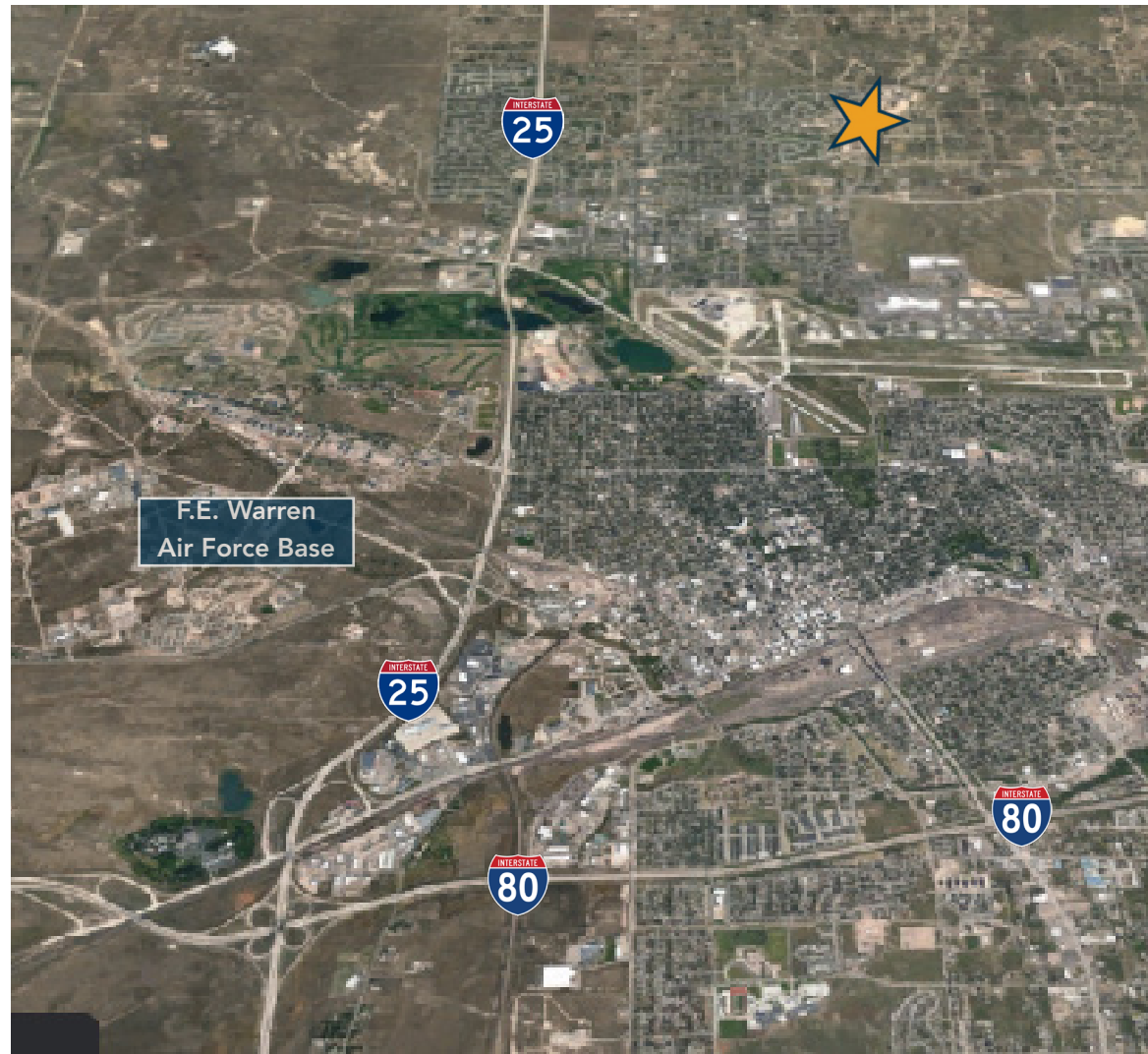
Hot Water Supply	Standard 30-gallon hot water heater
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FLOOR PLAN



AREA MAP



Information contained herein is not guaranteed. Potential purchasers and tenants are advised to verify all information. Price, terms and information are subject to change.



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PROPERTY LINE



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