

## 6946 POST ROAD

North Kingstown, Rhode Island

Available  
for  
Sale or  
Lease



Reduced Rent

**PROPERTY:** THE PROPERTY IS LOCATED AT 6946 POST ROAD, NORTH KINGSTOWN, RI

**ZONING:** GENERAL BUSINESS (GB)

**AVAILABLE SPACE:** 2,000 - 20,000 SQUARE FEET

**BUILDING:** SPECIFICATIONS:

**TOTAL SIZE.:** 36,000 SF  
**CONSTRUCTION:** STEEL MASONRY  
**ROOF:** RUBBER MEMBRANE (<4 yrs.)  
**HVAC SYSTEM:** 7 ROOF TOP UNITS - GAS HEAT/ELECTRIC A/C  
**SPRINKLERS:** WET  
**UTILITIES:** ELECTRIC, MUNICIPAL  
WATER, MUNICIPAL  
SEWER, SEPTIC

**PARKING:** 120 CARS

**AVAILABLE:** IMMEDIATELY

**RENTAL RATE:** **\$10.00/sf, NNN**

**SALE PRICE:** \$4,995,000

**CONTACT:** JEFF FINAN | 401-273-1980 | JFINAN@HAYESSHERRY.COM

Information set forth is from sources we deem reliable. This property is offered subject to prior sale, lease or withdrawal without notice or change in prices and conditions.

HAYES & SHERRY

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