



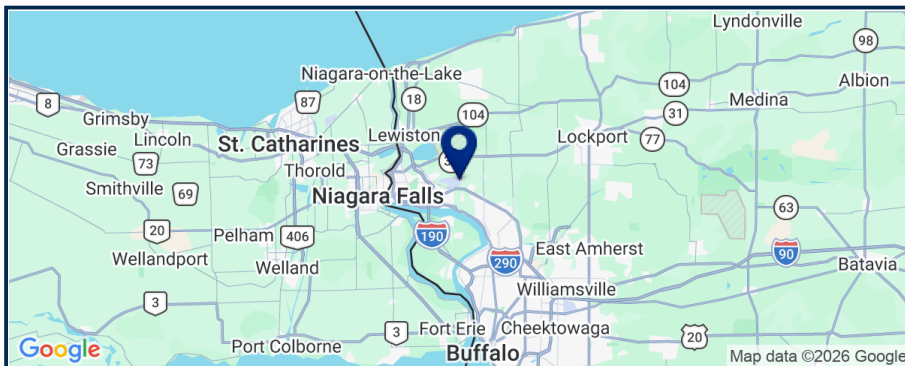
**IRG**  
Industrial Realty Group, LLC

# FOR LEASE

2221 NIAGARA FALLS BLVD, Niagara Falls NY 14304

## Wheatfield Business Park II

Wheatfield Business Park provides a desirable location located near the United States-Canada border. Multiple crane systems exist in the building and outdoor storage is on the property. A key feature to this property is that it is in a designated foreign



### Property Details

<b>Total Sq. Ft.</b>	863,136
<b>Avail. Sq. Ft.</b>	267,891
<b>No. of Buildings</b>	15
<b>Acres</b>	94
<b>Developable Acres</b>	9
<b>Rail Access</b>	Array
<b>No. of Cranes</b>	25
<b>Zoning</b>	Lite industrial Manufacturing
<b>Column Spacing</b>	Varied
<b>Ceiling Height</b>	10
<b>Dock Doors</b>	16
<b>Drive-In Doors</b>	20
<b>Car Parking</b>	2,000