



CONFIDENTIAL LOCATION INDUSTRIAL WAREHOUSE/DISTRIBUTION

REQUEST THE OM



AMAZON

CONFIDENTIAL LOCATION

Asking Price: \$30,500,000 | Cap Rate: 4.00%

- **+/- 9 Years Remaining | Annual Escalations** - This investment features +/- 9 years of remaining term with 2% annual rental escalations.
- **Secured by Amazon** - Amazon is an international leader in e-commerce and the #2 ranked company on the U.S. Fortune 500 list with \$386+ billion in revenue for FY 2020.
- **Investment Grade Credit Rating (S&P AA)** - Amazon currently holds an investment credit rating of AA from S&P.

**Offered
Exclusively by:**

Hayden Salvas
Associate Director
hsalvas@tradenetlease.com
O: 415.651.2662

Camille Renshaw
CEO & Co-Founder
crensaw@tradenetlease.com
O: 646.770.0659