

*Acquisition/Leaseback*



## The Perfect Opportunity

The Janesville-Sackner Group is the leading manufacturer of non-woven fiber insulation for the North American automotive industry. This manufacturing facility is located in the same town as the company's corporate office. When the corporate office decided to sell the facility and lease the space back from the purchaser, Agracel saw a tremendous window of opportunity and took it. Today, Agracel owns both the Norwalk and Newcomerstown, Ohio, manufacturing facilities for the Janesville-Sackner Group.

### General Building Features

**Size:** 185,000 sf, 7,400 sf office space

**Structure:** Pre-engineered metal, 20' - 27' eave height

**Roof:** Standing seam

**Docks:** 8 with 1 drive-in

