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## Larry Smith-Vaniz Realty, LLC

118 Canton One Drive  
Canton, MS 39046  
601-855-7192

# For Lease - Madison County

- Two (2) newly renovated offices spaces in the CSM Building at 118 Weisenberger Road, Madison, MS in the Gluckstadt area
- Each space has reception/lobby area with an adequate area for customer/client seating, 2 offices, work room, conference room, private restroom & storage space. Space designation shown above are informational only. Workroom and/or conference room can be used as office space
- Great location---East of I-55 at Gluckstadt exit and located between I-55 and Hwy 51
- 4 suites in building with other 2 suites occupied by Robin Covington at State Farm Insurance Co and Thermal Insulation
- The lease rate for each space is \$1650/month with a 3-year minimum lease. \$1800/month for 1-2 year lease water and sewer provided for additional \$30/month. Power, gas, internet, etc. To be provided by the tenant.
- Easy access with some dedicated parking and other 1st come 1st served parking.
- Larry Smith-Vaniz is owner/broker
- To discuss a lease or for more information contact: James Fox  
or Larry Smith-Vaniz  
lsv@lsvrealty.com 769-798-1116  
601-720-5733



**Address:** 118 Weisenberger Road Madison, MS 39110

**Price:** \$0.00

**County of Listing:** Madison

Larry Smith-Vaniz  
Broker  
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James Fox  
Sales Agent  
769-798-1116  
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