

FOR SALE OR LEASE OFFICE/WAREHOUSE

FOR SALE: \$ 945,000
FOR LEASE: OFFICE \$8.50/SF WAREHOUSE: \$3.95/SF

1035 INDUSTRIAL PARKWAY
MEDINA, OH 44256



PROPERTY HIGHLIGHTS

- 27,012 SF office/warehouse
- Situated on 3.22 acres
- 6,012 SF office space
- 19,200 SF warehouse
- Includes 2 docks, one 12' x 10' grade level door, and an 1,800 SF office under the mezzanine
- One dock has hydraulic lift
- Annual Property taxes \$13,702
- Zoned Industrial
- 30 Parking spaces
- Trailer parking
- 480 volts, 1,600 amps, 3 phase
- Ceiling clear from 19' at eave to 26' at peak
- Pole spacing of 30' x 40'
- Wet sprinkler system
- ADT alarm system

LISTING AGENT

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2 DOCKS

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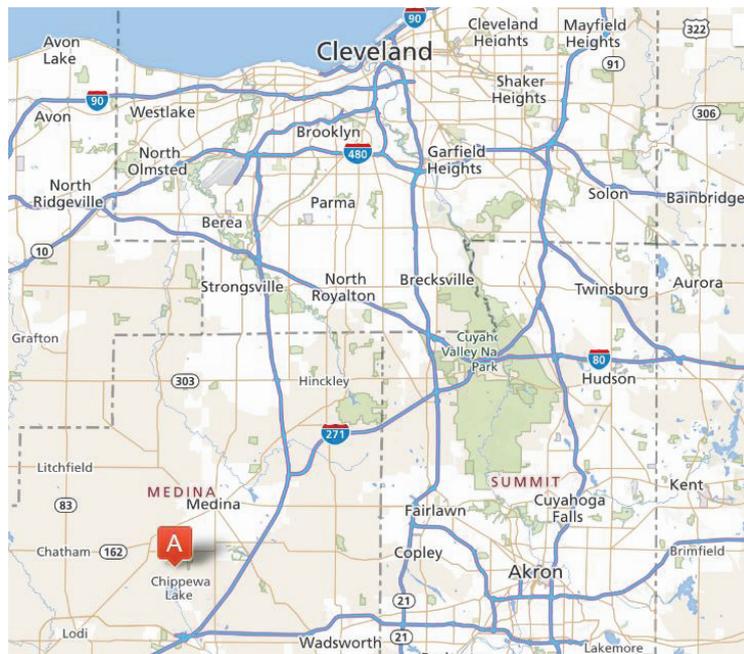
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GREAT LOCATION!

The property is located south of Lafayette Road (US-42), and west off of Lake Road on Industrial Parkway in the Medina Industrial Park, in the City of Medina, Medina County. The industrial park is on the southwest side of the city and 2.8 miles from Medina Square.

This location is approximately 7 miles from both the I-71 at SR-18 interchange in Medina and the I-76 at SR-3 Interchange in Seville.



The information contained herein is from sources deemed reliable but no warranty or representation is made to the accuracy thereof.