

FOR SALE: OFFICE BUILDING FOR LEASE: SINGLE OFFICES

SALE INFORMATION: \$249,000

124 LAFAYETTE ROAD, MEDINA, OH 44256

LEASE INFORMATION:

**(+Utilities included in lease rates.
 tenants pay only for phone and internet)*

AVAILABLE SUITES:

Suite	Square Feet	Monthly Rent
1	140	\$150
2	336	\$250
3	336	\$250
4	140	\$150
101	168	\$200
102	168	\$225
203	168	\$225
204	168	\$200
205	168	\$200
206	168	\$200



PROPERTY HIGHLIGHTS

- 4,375 SF office building on .20 acres
- Zoned C-2 Central Business
- 10 Office spaces available for lease
- Built in 1967, renovated in 2014 with new carpet, paint, lighting, and redesigned lobby
- Building has stairs, no elevator
- Signage in lobby
- 20 Parking spaces
- 3.8 miles to I-71 at SR-18
- Great location just two blocks south of Medina Square near intersection of South Court Street (SR-3) and Lafayette Road (US-42)
- 2015 Property taxes: \$4,143

LISTING AGENT

MORGAN FAUNCE | Morgan@GerspacherGroup.com
330.722.5002

GERSPACHER REAL ESTATE GROUP

5164 Normandy Parkway, Suite 285, Medina, OH 44256
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- **Annual gross income: \$27,000**
- **Potential gross income: \$41,000**

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GerspacherGroup.com

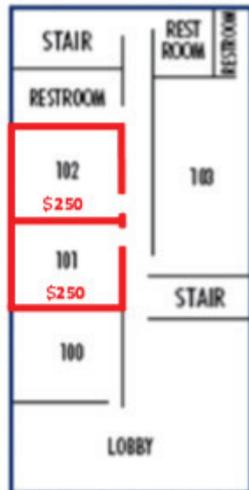
SALE INFORMATION: \$249,000
FOR LEASE: 10 SUITES FROM (\$150 - \$250/MO)

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See page 1 for details



Second Floor



First Floor



Lower Level

FLOOR PLAN

**Available suites
 outlined in red**

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