



Building Specifications

Total Building:	29,943 SF
Land:	1.90 acres
Construction:	Masonry
Ceiling Height:	17'
Sprinkler:	Wet
Air Conditioning:	Office
Lighting:	Fluorescent
Heat:	Gas
Parking:	Ample

Availability



UNIT	TOTAL SF	WHSE SF	OFFICE SF	DOCKS	DRIVE-INS
30285-30295	6,000	4,900	1,100	0	2

- Unit divisible to 3,000 SF
- Base year for real estate taxes and insurance
- Professional management and maintenance onsite
- Drive-in doors - 12' x 14'

BOB GARBER, SIOR

Principal
216.525.1467
bgarber@crescorealestate.com

3 Summit Park Drive,
Suite 200
Cleveland, Ohio 44131
Main 216.520.1200
Fax 216.520.1828
crescorealestate.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

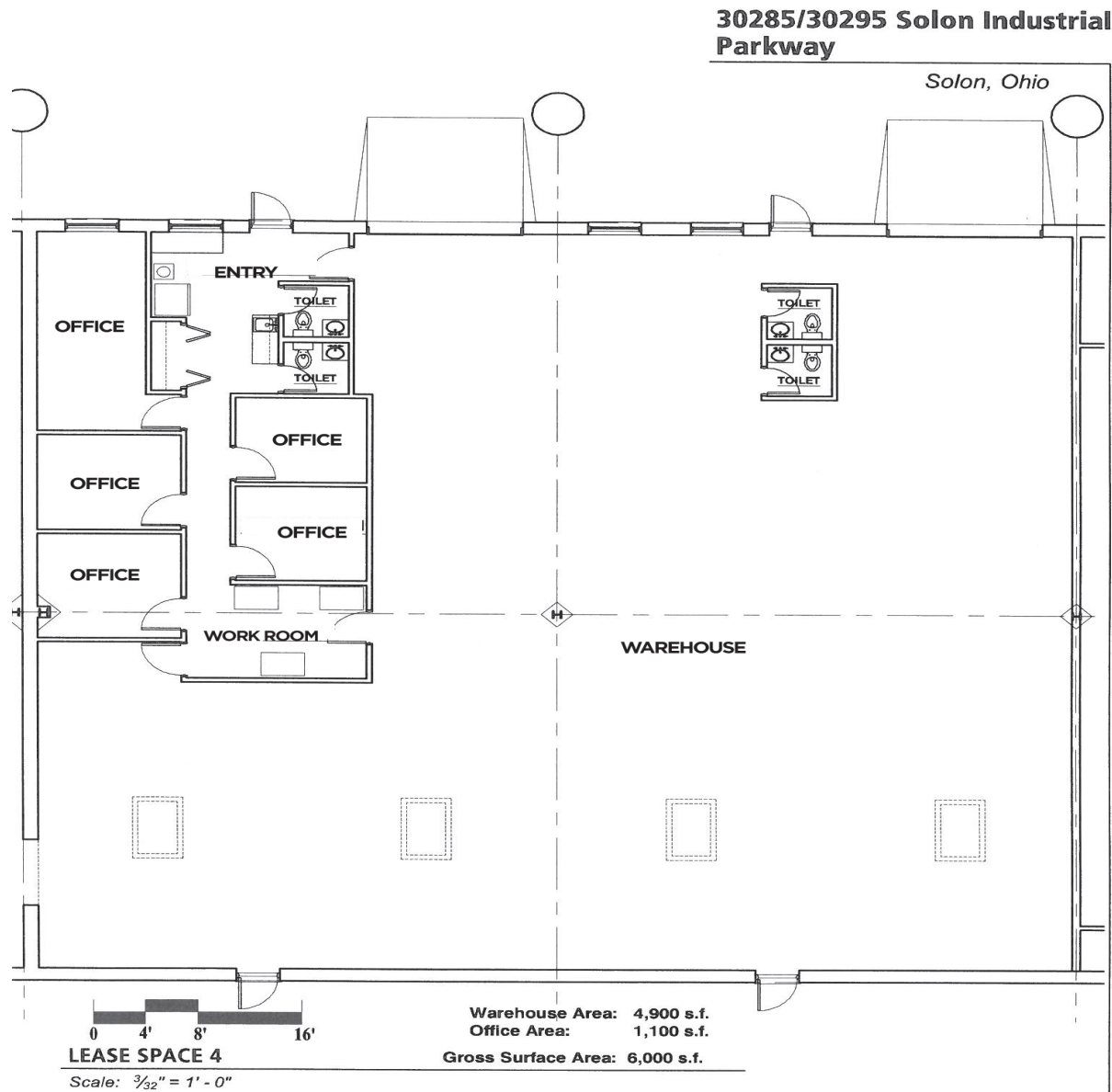


**CUSHMAN &
WAKEFIELD**



FOR LEASE
30255-30335 SOLON
INDUSTRIAL PARKWAY
SOLON, OHIO 44139

Floorplan Unit 30285-30295



All Dimensions Are Approximate

BOB GARBER, SIOR

Principal

216.525.1467

bgarber@crescorealestate.com

3 Summit Park Drive
Suite 200
Cleveland, Ohio 44131
Main 216.520.1200
Fax 216.520.1828
crescorealestate.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



**CUSHMAN &
WAKEFIELD**

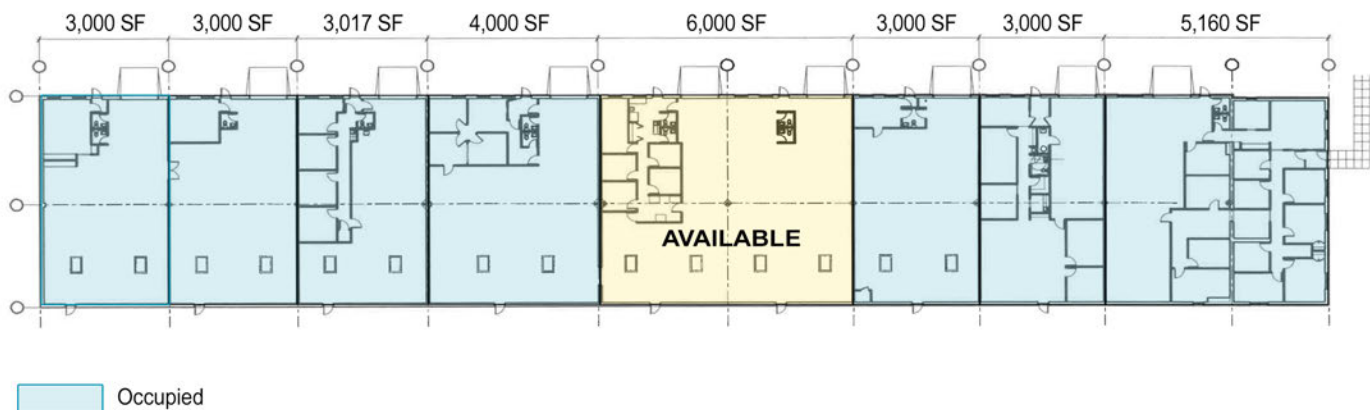


FOR LEASE
30255-30335 SOLON
INDUSTRIAL PARKWAY
SOLON, OHIO 44139

Master Floorplan

**30255-30335 Solon Industrial
Parkway**

Solon, Ohio



BOB GARBER, SIOR

Principal

216.525.1467

bgarber@crescorealestate.com

3 Summit Park Drive
Suite 200
Cleveland, Ohio 44131
Main 216.520.1200
Fax 216.520.1828
crescorealestate.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



**CUSHMAN &
WAKEFIELD**



FOR LEASE
30255-30335 SOLON
INDUSTRIAL PARKWAY
SOLON, OHIO 44139



PROGRESS CENTER
30255-30335 Solon
Industrial Parkway,
Ste 30285-30295
Solon, OH 44139

County:	Cuyahoga
Market:	SE-Z1
Sub Market:	SE Cuyahoga County
Land Size (Acres)	1.9 Acres
Available SF:	6,000 SF
Building SF:	29,943 SF
Industrial SF:	4,900 SF
Office SF:	1,100 SF

General Listing/Transaction Information

Asking Rate:	\$5.00 MG Per Year
Min Avail SF:	3,000 SF
Max Contig SF:	6,000 SF
Transaction Type:	Lease
Total Additional Rent:	\$0.50
Vacancy Type:	Direct

Parking

Parking Comments:	Ample Parking
--------------------------	---------------

Loading & Doors

# GL/DID:	2
GL/DID Dim. (H x W)	12' x 14'
#DH/Truck-level Doors:	0
Total Doors:	2

Contacts

Listing Broker(s)	Robert Garber, SIOR CRESCO Real Estate 216.525.1467 bgarber@crescorealestate.com
--------------------------	---

Building

Construction Status:	Existing
Primary Use:	MU
Flex:	Yes
Floors:	1
Year Built:	1978
Year Refurbished	1992
ConstructionType:	MAS
Lighting Type:	Fluorescent
Sprinkler:	Wet
Ceiling Ht:	17' (Min) 17' (Max)

Utilities

Power:	120/240 v 200 a 3 p
---------------	---------------------

Site

Land SF:	82,764 SF
Zoning:	U-7

Crane

# Cranes:	0
Capacity Tons (Min)	0
Capacity Tons (Max)	0

Comments

Listing Comments: CAM pass through of approximately \$1.05 per SF . Base year for real estate taxes and insurance. Unit divisible to 3,000 SF. Office rate \$10.00/SF MG. Warehouse rate \$5.00/SF MG.

BOB GARBER,SIOR

Principal
216.525.1467
bgarber@crescorealestate.com

3 Summit Park Drive
Suite 200
Cleveland, Ohio 44131
Main 216.520.1200
Fax 216.520.1828
crescorealestate.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.