1215 VALLEY BELT ROAD
Brooklyn Heights, Ohio 44131

Owner-User Income Producing Opportunity / For Sale or Lease



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CUSHMAN & WAKEFIELD | CRESCO Real Estate

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BUILDING SF
53,120 SF

SALE PRICE
$1,862,350.00

LOT SIZE
2.79 acres

COMMENTS

- 20’ clear ceiling height
- Five (5) docks and one (1) drive-in door
- 32’ x 40’ column spacing and heavy power (240A / 480V)
- Access to a skilled work force along with quick convenient access to I-77, I-480 and State Route 176

AVAILABLE UNITS

SUITE	TOTAL SF	OFFICE SF	WHSE. SF	DOCKS	DID	LEASE RATE
*1215	16,280 SF	1,688 SF	14,592 SF	Three (3)	One (1)	$4.50 NNN
1215A	4,876 SF	4,876 SF	-0-	N/A	N/A	$6.50 NNN
1215B	2,752 SF	2,752 SF	-0-	N/A	N/A	$6.50 NNN

*Available 3.1.2022





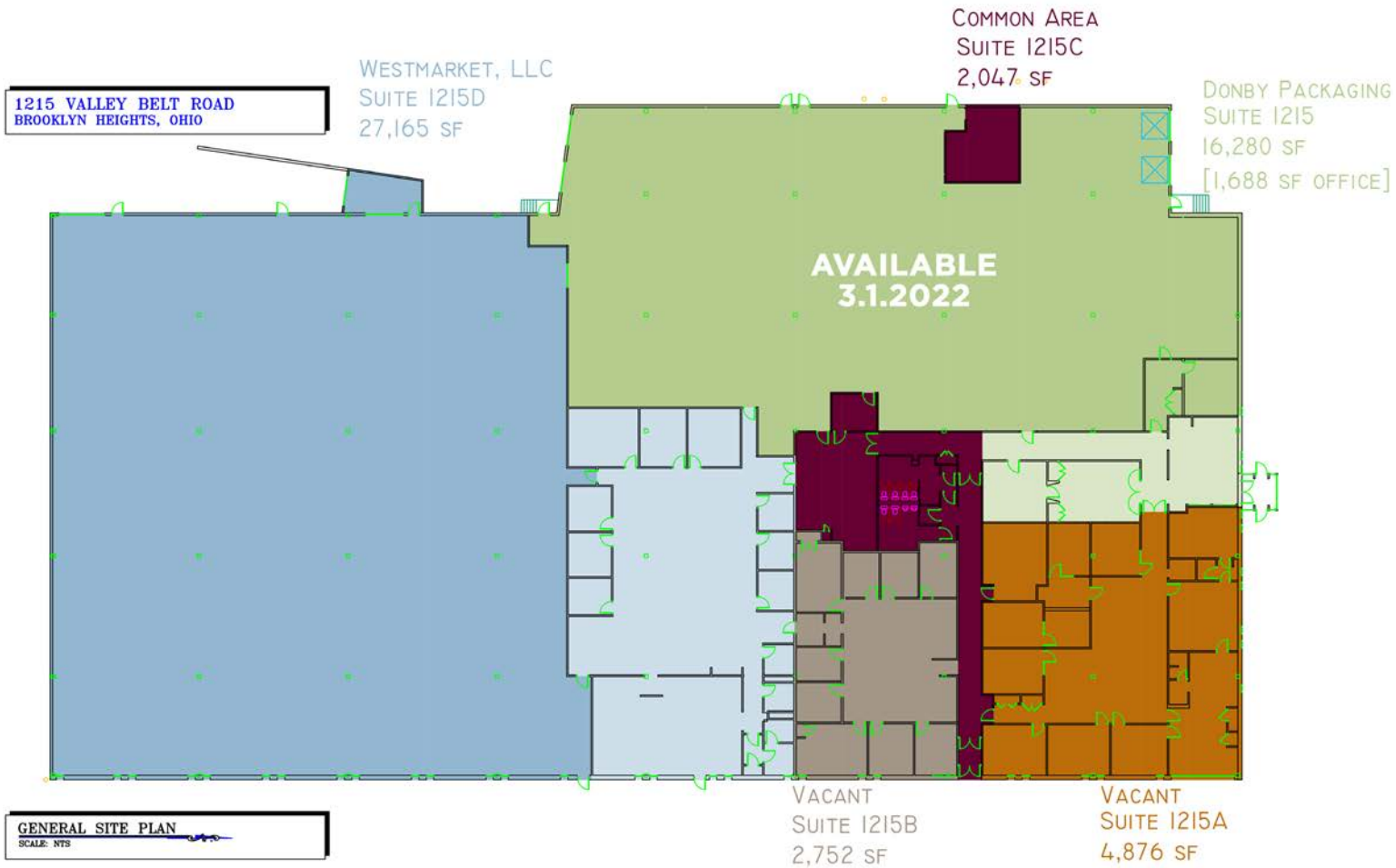


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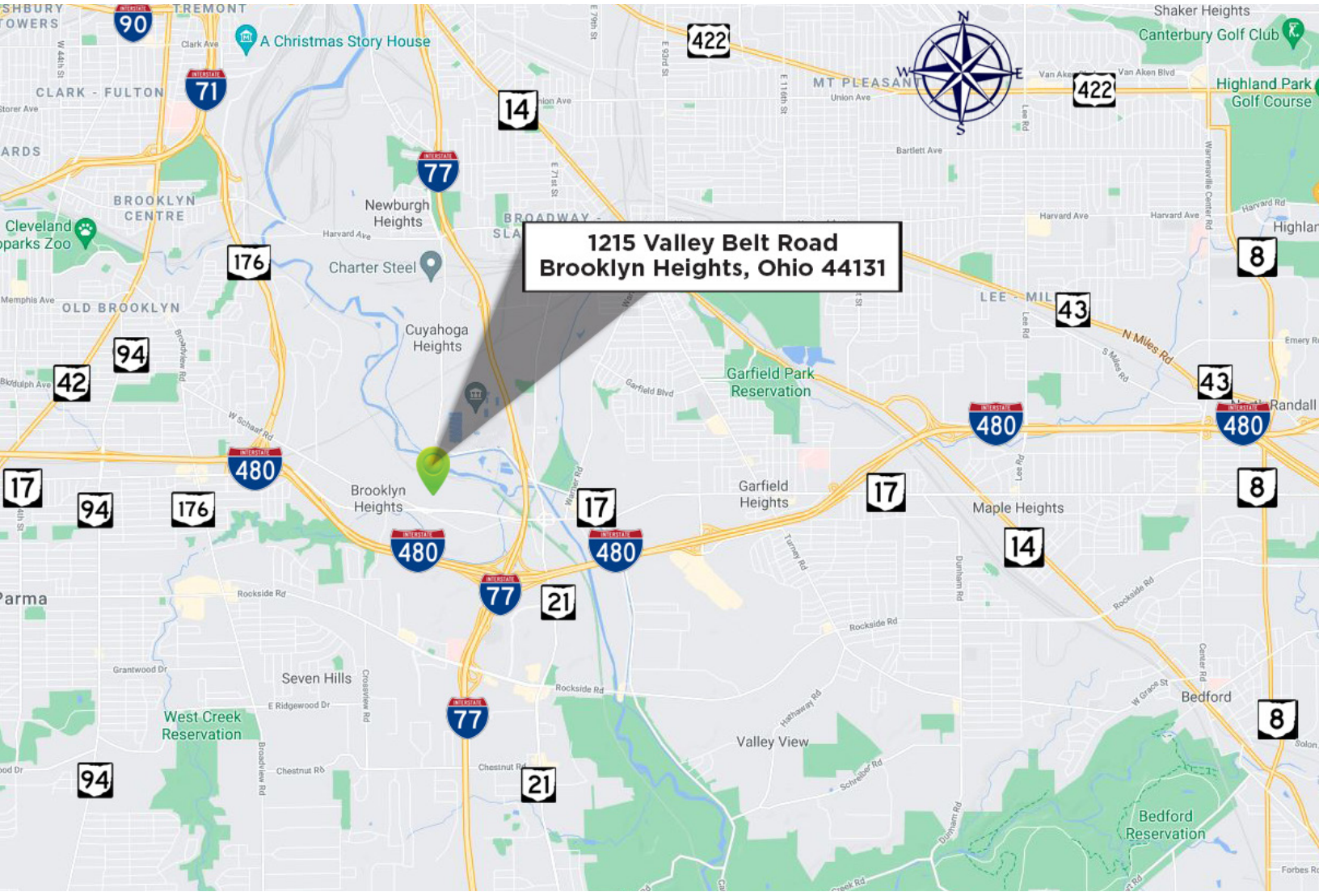


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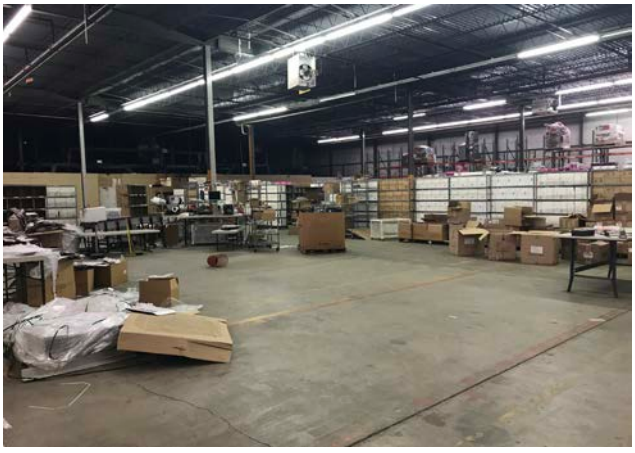
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