

FOR LEASE

6650-6670 W. SNOWVILLE ROAD

Brecksville, Ohio 44141



**CUSHMAN &
WAKEFIELD**



117,970 SF BUILDINGS

13,719 SF AVAILABLE

HIGH IMAGE CORPORATE PARK LIKE SETTING

PROPERTY FEATURES



117,970 SF

TOTAL BUILDING SIZE

10.45 acres

LOT SIZE

COMMENTS

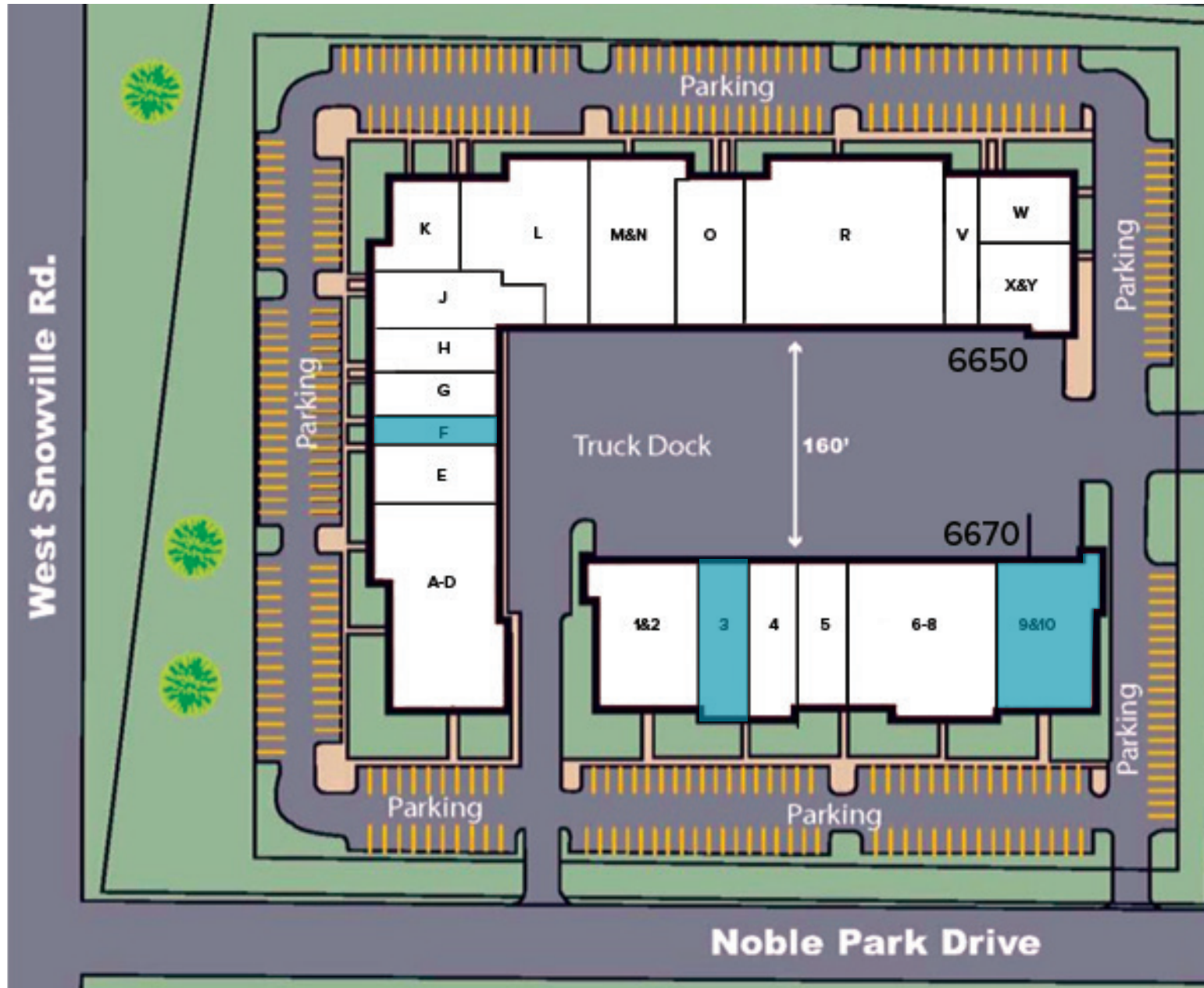
- High image corporate park like setting / campus
- Logistically and strategically located between Akron and Cleveland
- Just minutes off I-77 and I-80 (Ohio Turnpike)
- Join national and local tenants in this professionally managed corporate park
- Traffic count at I-77 is 52,500+ vehicles per day



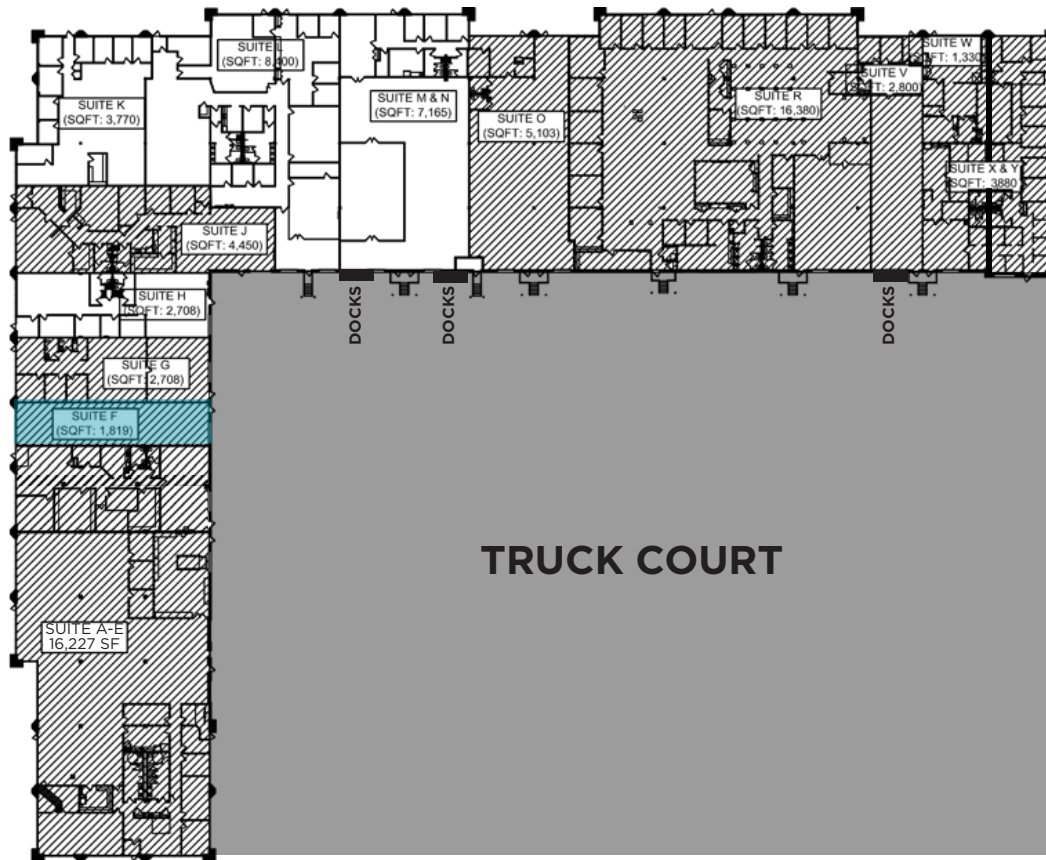
PROPERTY SPECIFICATIONS

CONSTRUCTED	1989
REFURBISHED	2011
CEILING HEIGHT	14' (6650) / 20' (6670)
SPRINKLER	Yes
LIGHTING	Fluorescent T-8
HEAT	HVAC / radiant / unit heaters
DOCKS	15
DRIVE-IN DOORS	12
AIR-CONDITIONING	Abundant - 3+ per 1,000

SITE PLAN



AVAILABILITY 6650



CURRENT AVAILABILITY

SUITE F

1,819 SF TOTAL SPACE AVAILABLE	575 SF EXISTING OFFICE SPACE	1,244 SF EXISTING INDUSTRIAL SPACE
-0- DOCK	ONE (1) DRIVE-IN DOORS	14' CLEAR CEILING HEIGHT

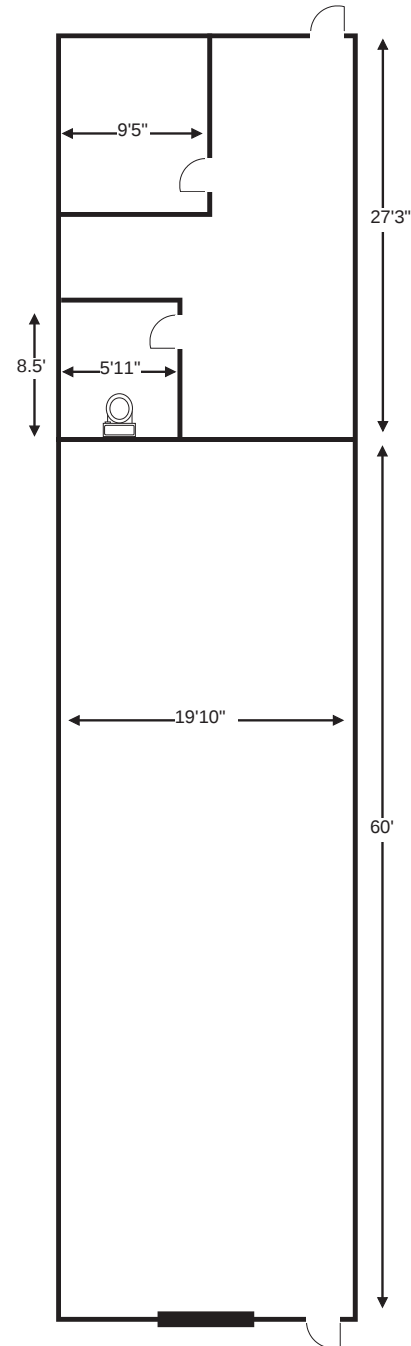
AVAILABLE

FLOOR PLANS

6650

Suite F

1,819 SF



AVAILABLE

The floor plan shows the following areas and their square footages:

- SUITE 1 & 2 (SQFT: 7,775)
- SUITE 3 (SQFT: 4,125)
- SUITE 4 (SQFT: 4,125)
- SUITE 5 (SQFT: 3,775)
- SUITE 6-8 (SQFT: 12,025)
- SUITE 9 & 10 (SQFT: 7,775)

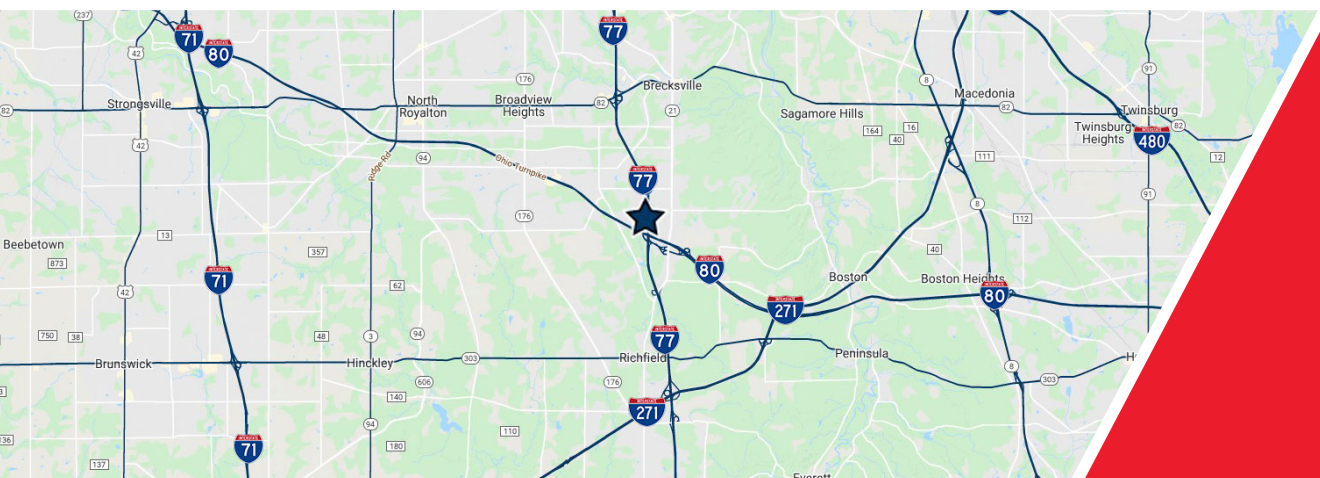
Other labeled areas include: WAREHOUSE, OFFICE, BREAKROOM, WOMEN'S RR, MEN'S RR, and various smaller office spaces.

CURRENT AVAILABILITY

SUITE 9 & 10

4,125 SF TOTAL SPACE AVAILABLE	3,250 SF EXISTING OFFICE SPACE	875 SF EXISTING INDUSTRIAL SPACE	7,775 SF TOTAL FLEX SPACE AVAILABLE	ONE (1) DRIVE-IN DOORS	-0- DOCKS
ONE (1) DOCK	-0- DRIVE-IN DOORS	20' CLEAR CEILING HEIGHT			

PROPERTY AERIAL MAP



Just minutes off
I-77 and I-80

ROBERT WETZEL

Vice President

+1 216 525 1486

rwetzel@crescorealestate.com

AUSTIN WETZEL

Associate

+1 216 525 1474

awetzel@crescorealestate.com

RICO A. PIETRO, SIOR

Principal

+1 216 525 1473

rpietro@crescorealestate.com

KIRSTEN PARATORE

Senior Associate

+1 216 525 1491

kparatore@crescorealestate.com

ROBBY MARTINELLI

Senior Associate

+1 216 232 4104

rmartinelli@crescorealestate.com