

FOR SALE OR LEASE

945 McKinley Avenue

Canton, Ohio 44707



CUSHMAN &
WAKEFIELD



8,516 SF FLEX SPACE ON 0.92 ACRES

5,594 SF Warehouse & 2,922 SF Office with Fenced Storage Yard

PROPERTY FEATURES



8,516 SF

BUILDING SIZE

0.92 AC

SITE SIZE

5,594 SF

WAREHOUSE SIZE

2,922 SF

OFFICE SIZE

\$485,000

SALE PRICE

COMMENTS

- Remodeled office in 2023 including new furnace and new insulation
- Fenced lot in the rear for additional storage
- Three (3) 14' drive-in doors
- Mezzanine space in warehouse
- Access to I-77 and Route 30

PROPERTY SPECIFICATIONS

CONSTRUCTED: 1974

REFURBISHED: 2023

CONSTRUCTION: Masonry/Siding

ROOF: Flat

LIGHTING: LED

HEAT: Co Ray Vac

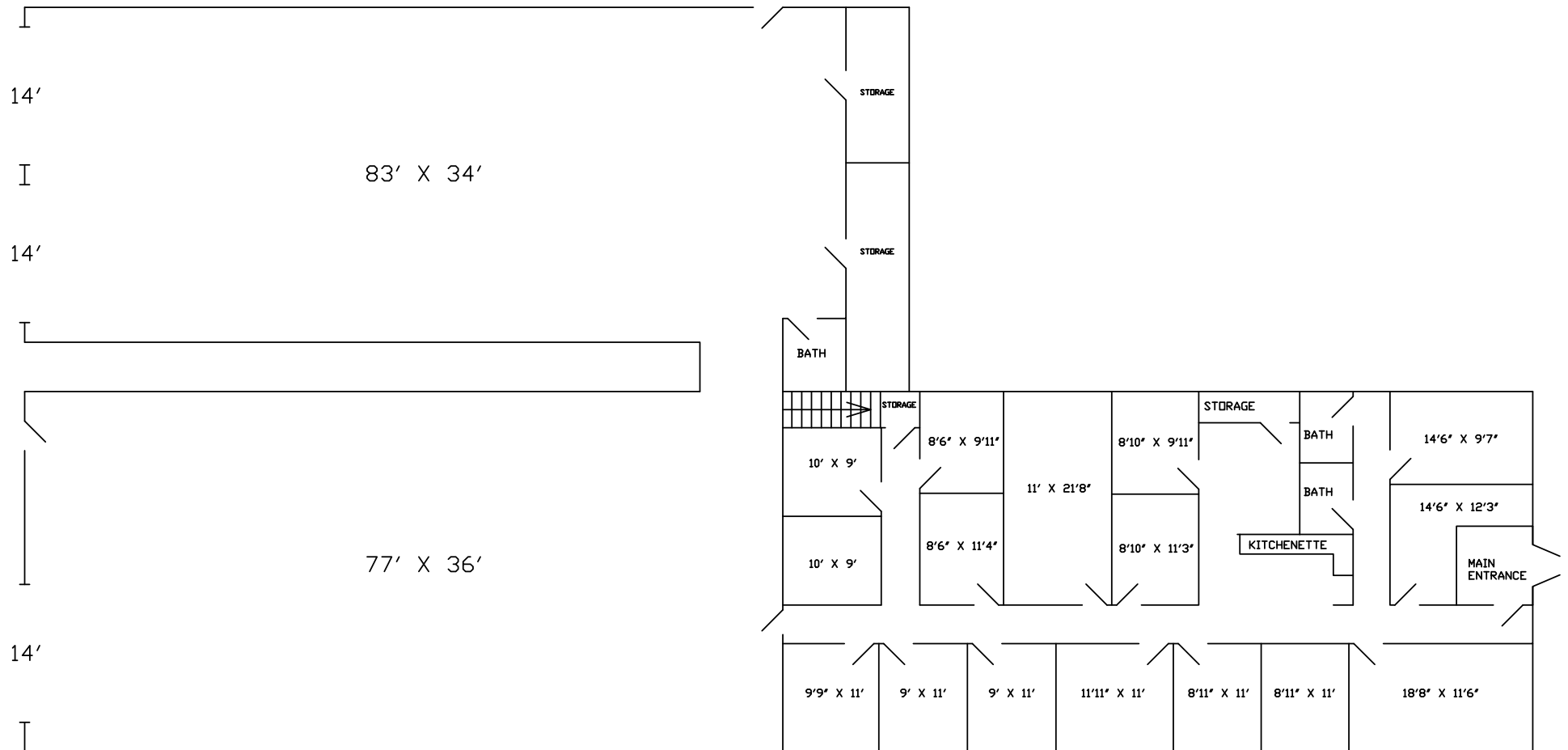
A/C: Central - Office

SPRINKLER: No

CEILING HEIGHT: 16'

DRIVE-IN DOORS: Three (3)

FLOOR PLAN



PARCEL MAP



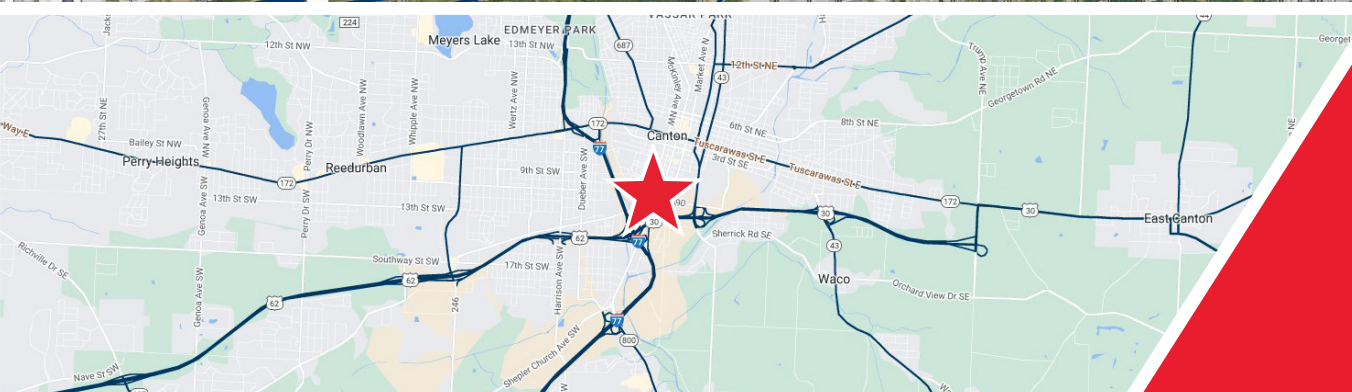
OFFICE PHOTOS



WAREHOUSE PHOTOS



PROPERTY AERIAL MAP



Easy access
to I-77 & SR 30



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