

# GALAXY CORPORATE CENTER

4829-4949 Galaxy Parkway and 25111-25221 Miles Rd., Warrensville Heights, OH



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# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

Professional Property Management and Leasing with Hands on Ownership

## PROPERTY HIGHLIGHTS

- Versatile unit configurations
- Convenient loading with docks and drive-ins
- Options for exterior signage
- Accessible signalized intersection
- Excellent freeway proximity
- Proximity to Amazon Last Mile distribution facility
- Ideal for businesses in a growing neighborhood

## OFFERING SUMMARY

Lease Rate:	\$7.00 - 9.00 SF/yr (NNN)
Available SF:	2,698 - 7,462 SF

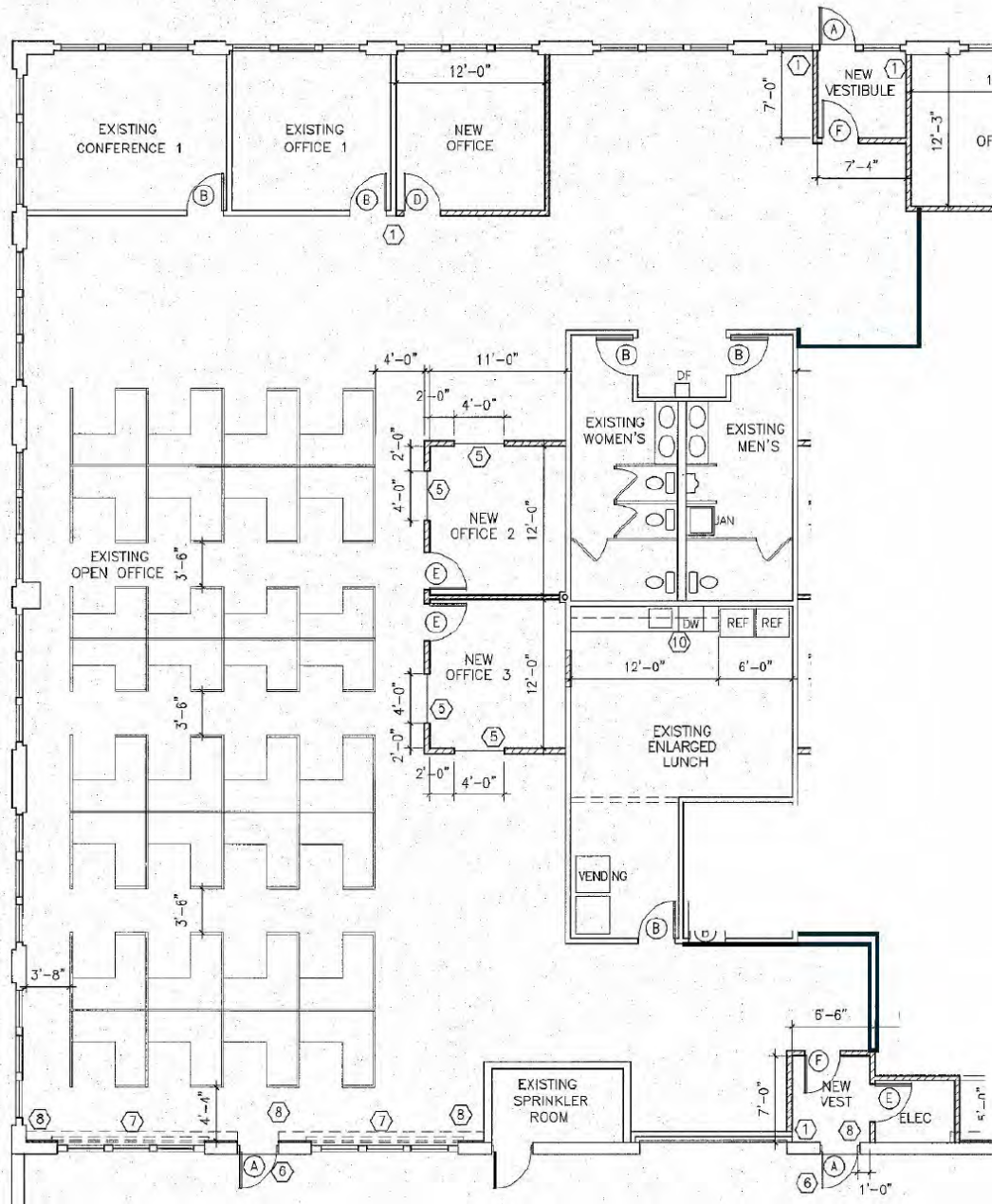
SPACES	LEASE RATE	SPACE SIZE
4925 Galaxy - Unit U	\$7.00 SF/yr	5,950 SF
4949 Galaxy Pkwy - Unit L & Part of K	\$7.00 SF/yr	2,698 - 5,990 SF
4949 Galaxy Pkwy - Unit M & Part of K	\$7.00 SF/yr	3,292 - 5,990 SF
4949 Galaxy Pkwy - Unit U	\$9.00 SF/yr	2,445 - 4,845 SF
4949 Galaxy Pkwy - Unit W	\$9.00 SF/yr	2,400 - 4,845 SF
4877 Galaxy Pkwy - Unit N	\$7-10.00 SF/yr	7,462 SF

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# FLOOR PLANS - 4925 GALAXY PKWY. - UNIT U 5,950 SF

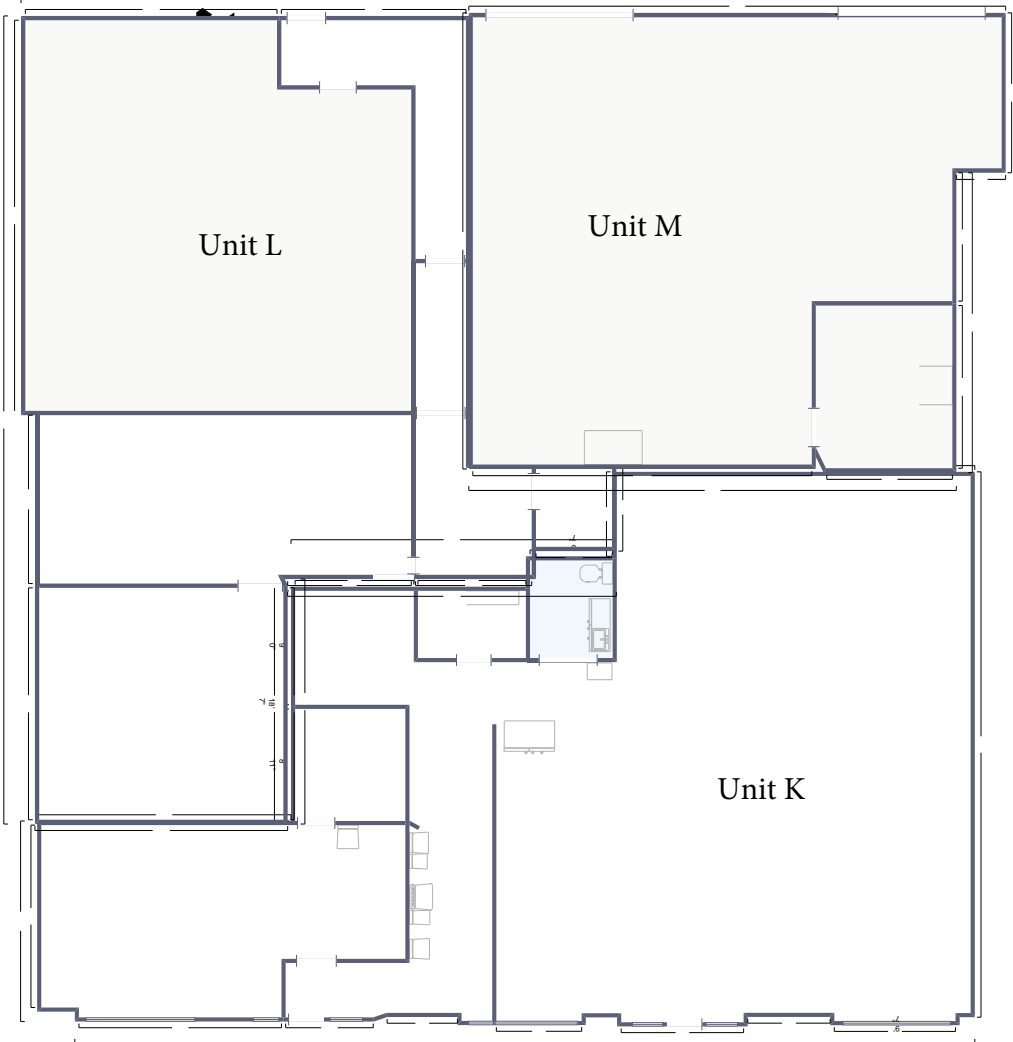


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# FLOOR PLANS - GALAXY PKWY . - UNIT K, L, M 5,990 SF TOTAL, DIVISIBLE

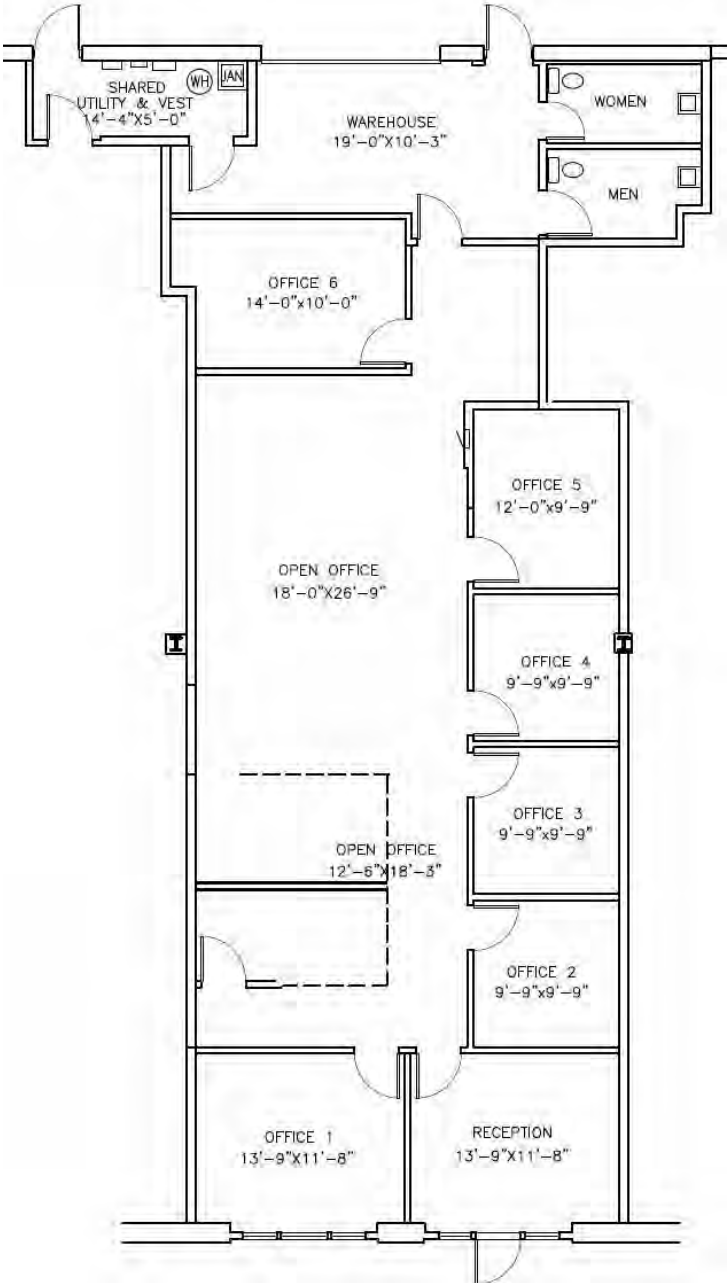


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# FLOOR PLANS - 4949 GALAXY PKWY. - UNIT U 2445-4845 SF

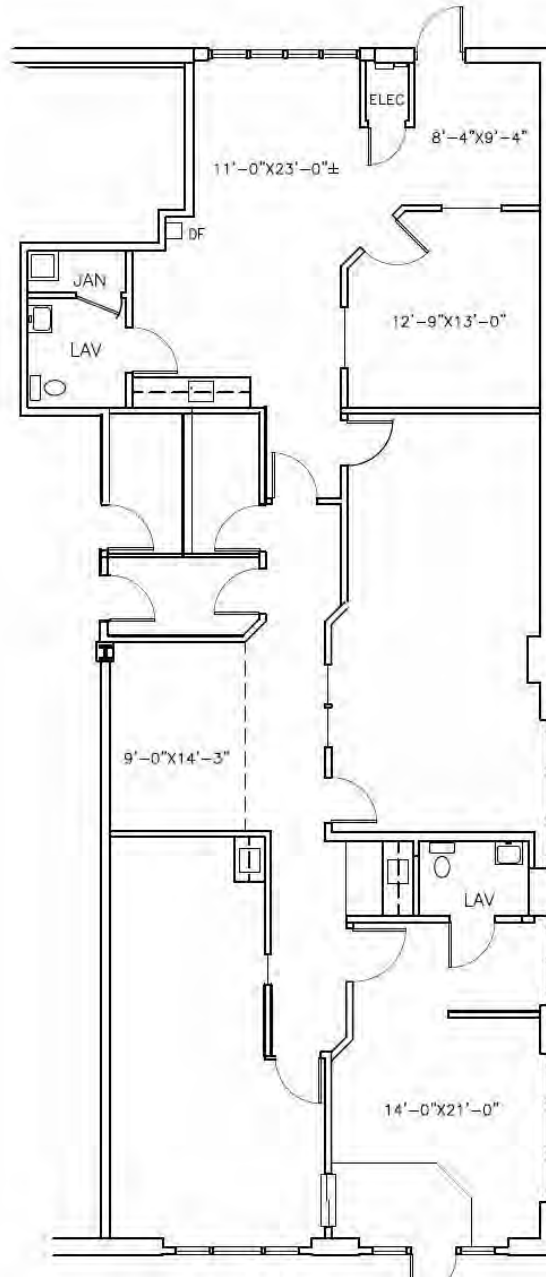


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# FLOOR PLANS - 4949 GALAXY PKWY. - UNIT W 2400 - 4845 SF

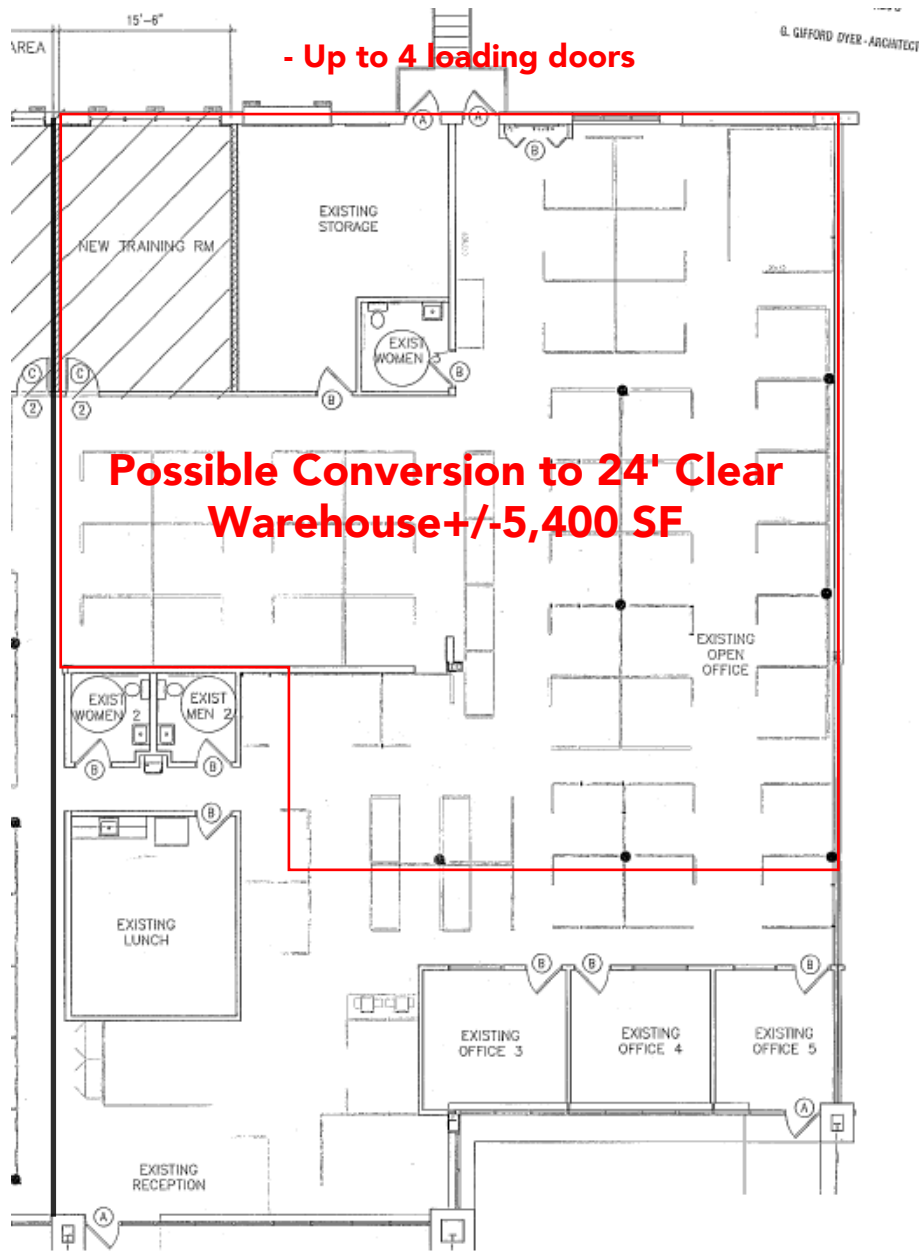


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# FLOOR PLANS - 4877 GALAXY PKWY. - Unit N - 7,462 SF



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# LOCATION MAP



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# ADDITIONAL PHOTOS



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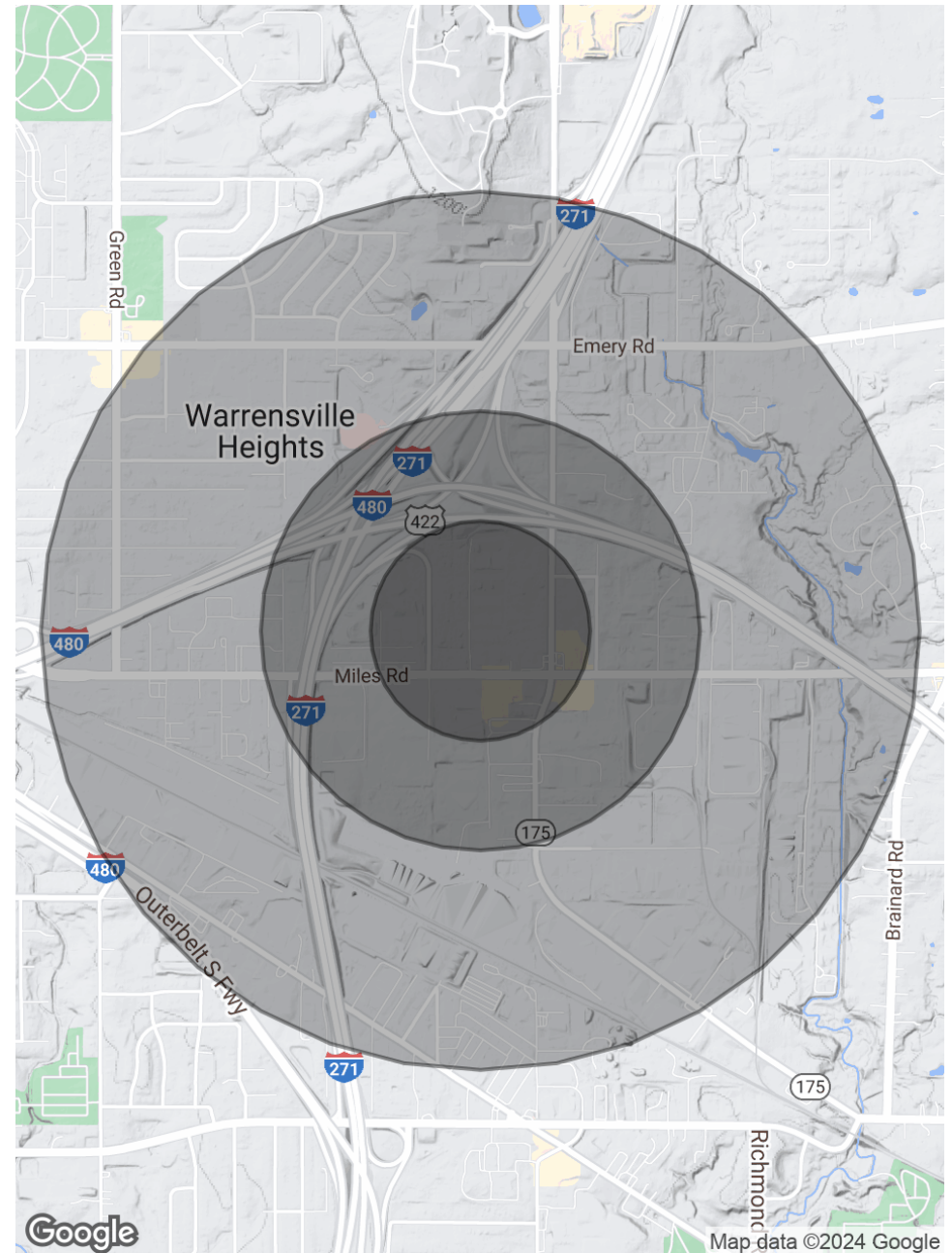
# DEMOGRAPHICS MAP & REPORT

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	399	1,555	6,735
Average Age	27.0	28.0	36.2
Average Age (Male)	33.0	32.7	39.4
Average Age (Female)	22.8	25.6	35.0

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	192	748	3,436
# of Persons per HH	2.1	2.1	2.0
Average HH Income	\$44,573	\$43,088	\$47,578
Average House Value	\$79,742	\$74,188	\$79,875

2020 American Community Survey (ACS)



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