

Office Warehouse For Lease

Cornell Office Warehouse Park



LOCATION:

11240-11260 Cornell Park Drive
Blue Ash, OH 45242
180,000 Total SF

FEATURES:

- 4,100 SF - 4,800 SF Available
- Excellent Blue Ash Location
- Dock and Drive-In
- Convenient Interstate Access



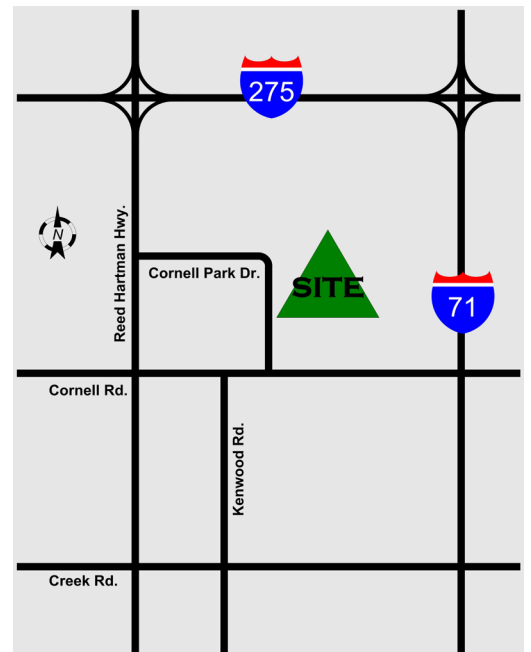
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9902 Carver Road, Suite 105, Cincinnati, Ohio 45242

Cornell Office Warehouse Park

Address/City/County:	11240-11260 Cornell Park Drive/Blue Ash/Hamilton
Total Building Size:	186,000 SF
Typical Bay Size:	2,400 SF (80' x 30')
Current Availabilities:	<u>11240 Cornell Park</u> 4,800 SF (2,000 SF office, 1 dock & 1 drive-in) - \$7.25/SF Net (\$2.10) - Ste. 100 <u>11256 Cornell Park</u> 4,180 SF (1,200 SF office, 2 docks) - \$7.25/SF Net (\$2.10) - Ste. 516
Type of Construction:	Block and steel with decorative wood and glass facade
Zoning:	Light Industrial
Clearance Height:	12.5' - 14.5'
Electric:	1 and 3 phase, 208-480 volt
HVAC:	Forced air (office), suspended gas units (warehouse)
Lighting:	Florescent and metal halide
Overhead Doors:	(1) per bay
Sprinkler:	Wet system



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FOR MORE INFORMATION, CONTACT

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