

**9,256 SF
FOR LEASE**



2ND FLOOR OFFICE BUILDING FOR LEASE

7333 CORPORATE BLVD, MENTOR, OH 44060

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PROPERTY OVERVIEW

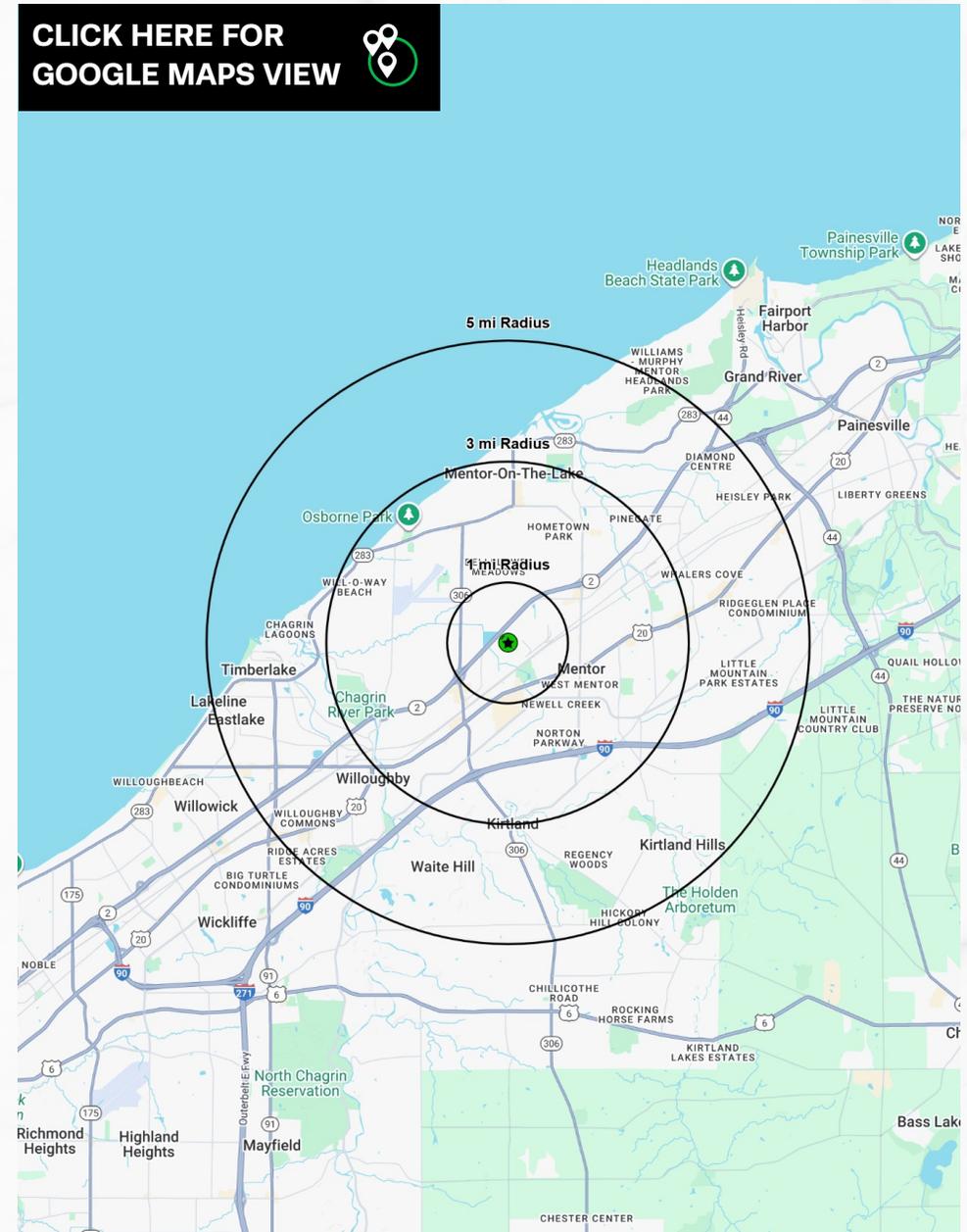
PROPERTY SUMMARY

- 9,256 SF second floor office space with stair and elevator access
- Spacious open office, private offices and meeting spaces
- Private 2nd floor restrooms and kitchen
- Ample parking off main entrance
- Additional storage space available for tenant in adjoining lab
- Located in the heart of Mentor near major retailers and residential subdivisions
- Close proximity to route 2 with 60,374 vehicles per day and I-90 interchange with 63,626 vehicles per day
- For Lease: \$5,500/month (\$8.25 psf/year gross)

DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
POPULATION	5,039	55,308	103,401
HOUSEHOLDS	2,169	24,940	46,240
AVERAGE HH INCOME	\$127,650	\$111,096	\$115,698
MEDIAN HH INCOME	\$87,938	\$83,758	\$86,355
DAYTIME POPULATION	10,017	49,099	89,597

CLICK HERE FOR
GOOGLE MAPS VIEW

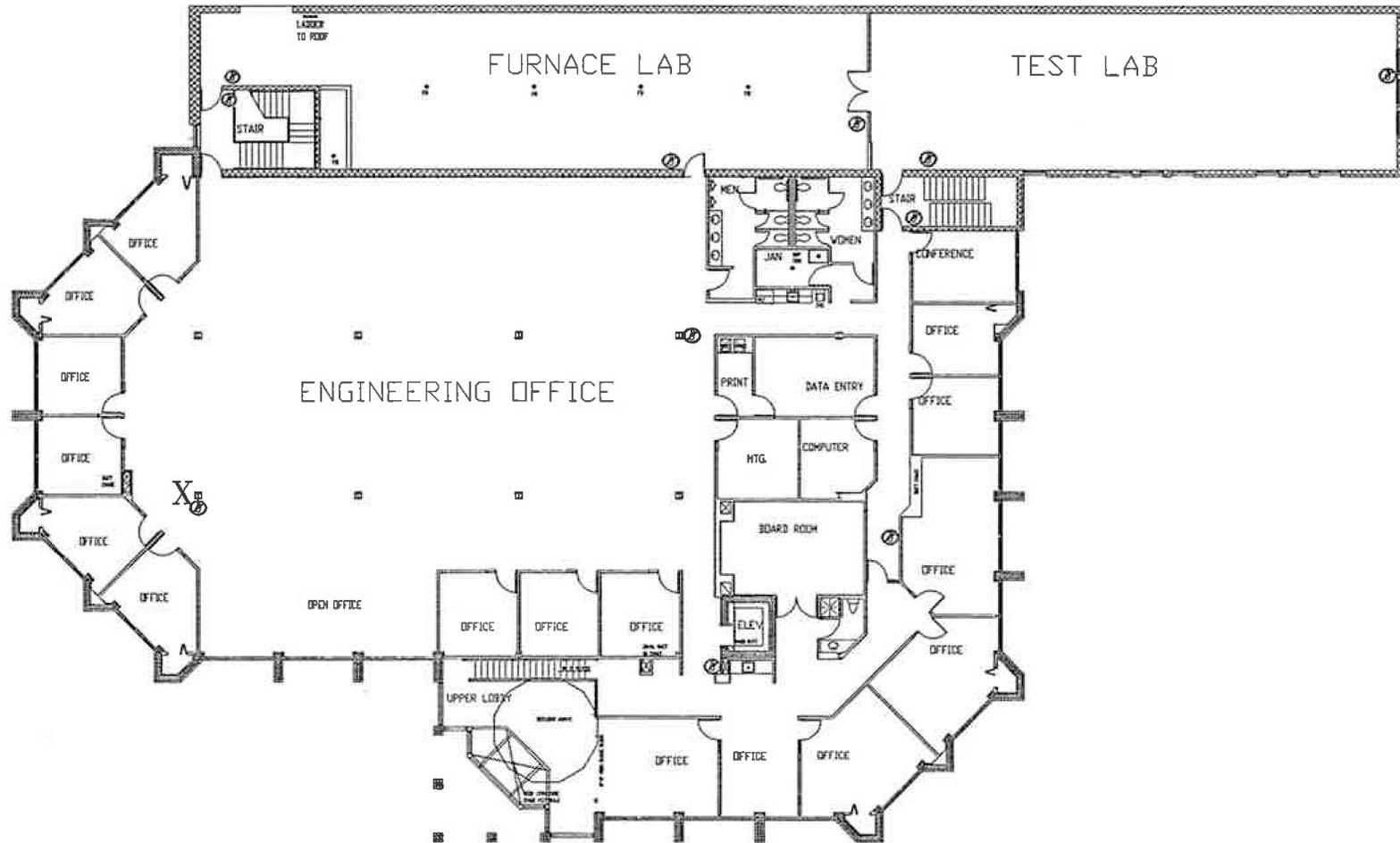


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SITE PLAN

OFFICE AREA SECOND FLOOR



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MICRO AERIAL



