

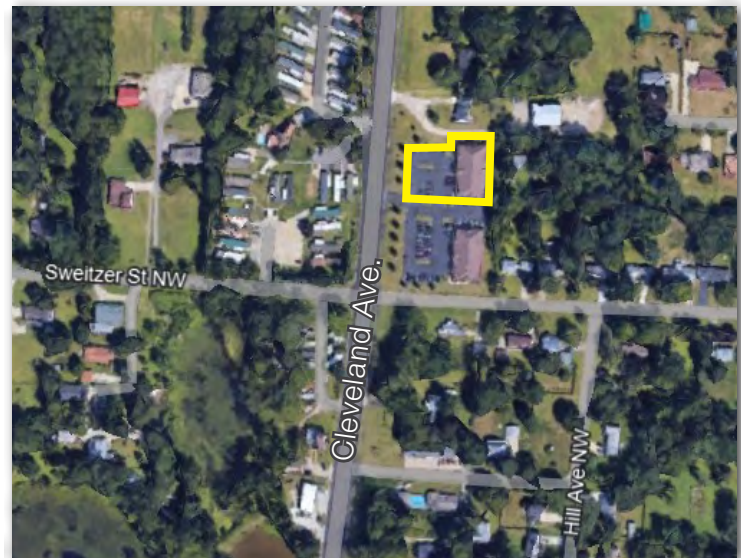
PRIME UNIONTOWN LOCATION



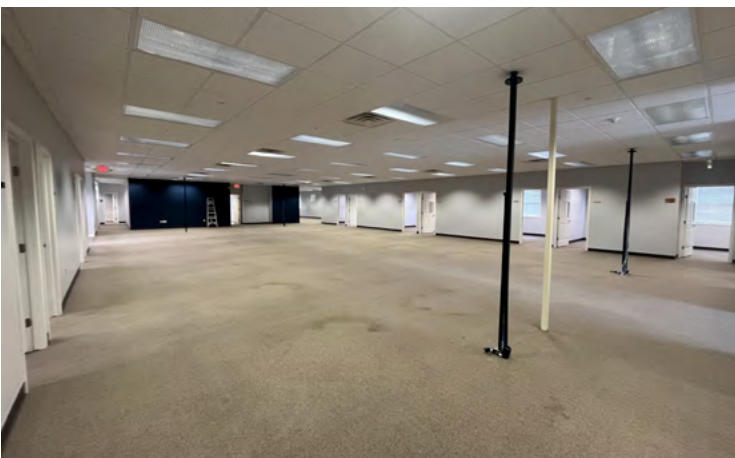
13680 Cleveland Ave. NW
Uniontown, OH 44685

Property Details

- Prime Uniontown Location: Uniontown Commons
- Single User Build Out/Multi-Tenant Possible
- Monument Signage
- 17 Private Offices
- Large Bullpen Area
- Under New Management
- Immediately Available
- Property in Great Condition
- 2 Conference Rooms
- Former Tenant was Financial Services Office



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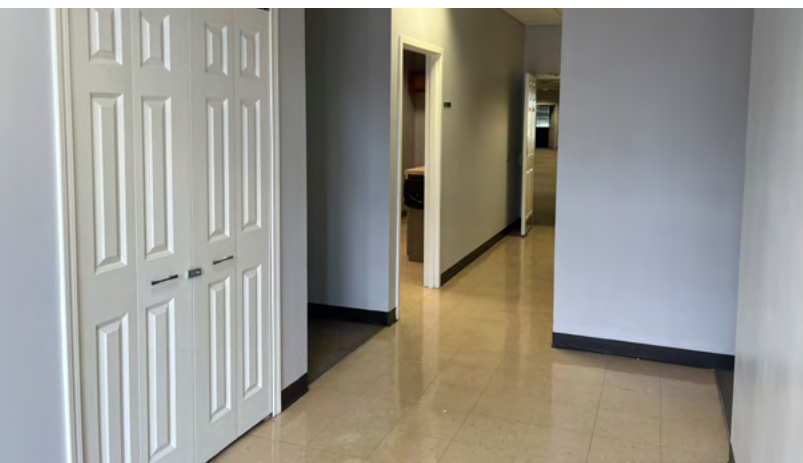
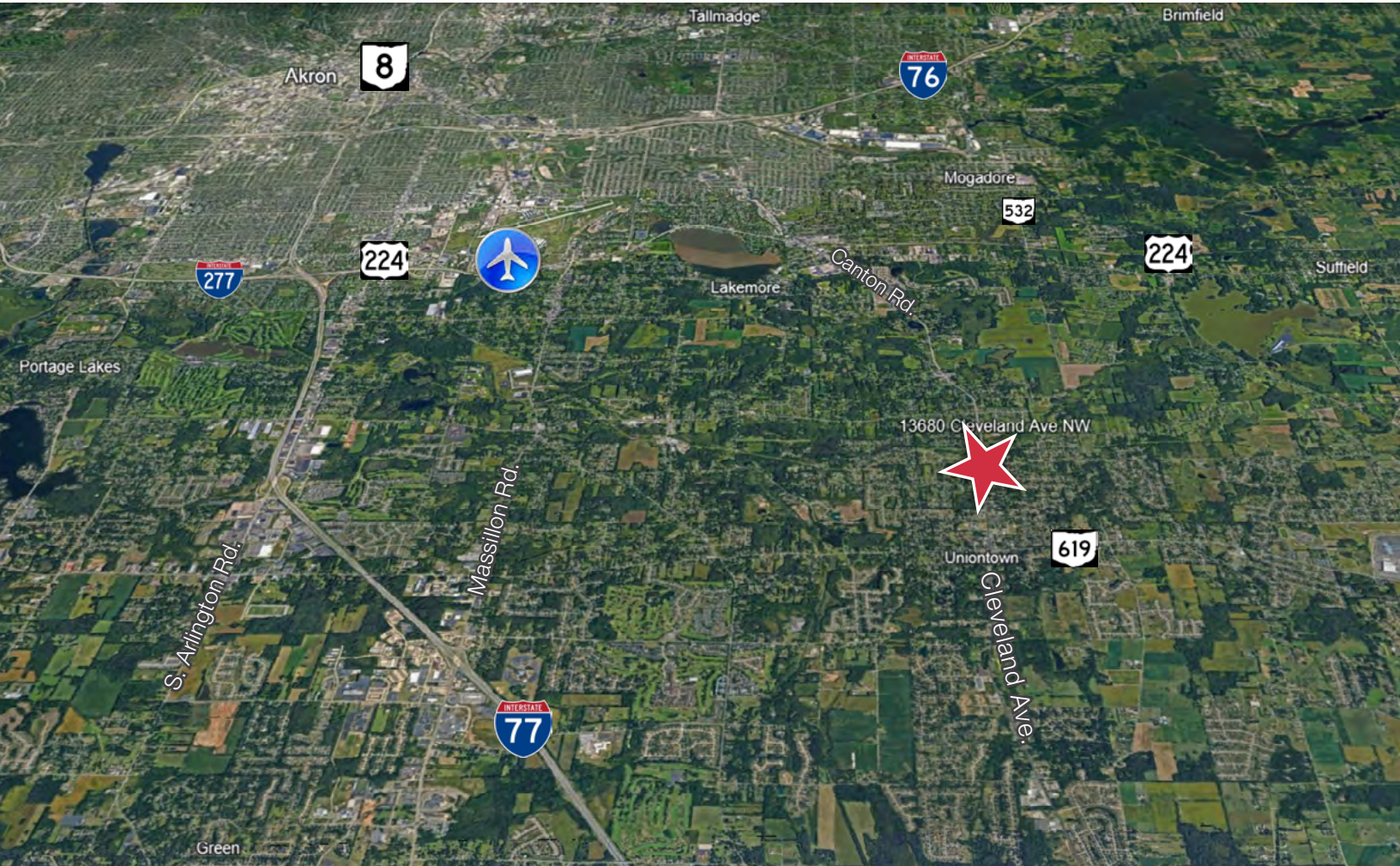
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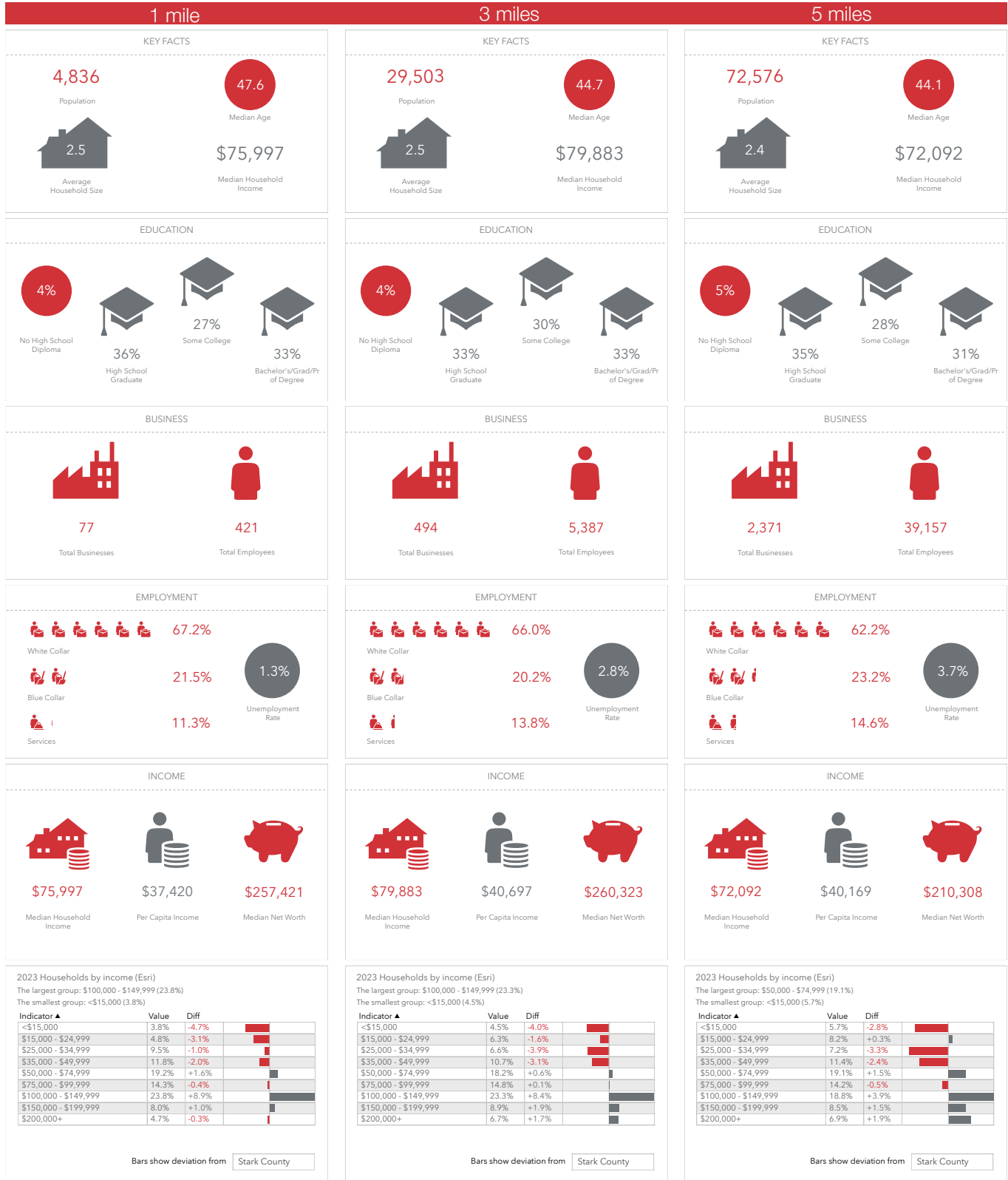
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Property Details	BUILDING SIZE:	8,240 SF
	MINIMUM DIVISIBLE:	negotiable
	MAXIMUM CONTIGUOUS:	8,240 SF
	BEST USE:	Office, General, medical possible
	ACREAGE:	1.28 acres
	FLOORS:	Single story walk-up
	YEAR BUILT:	2006
	PARKING:	44 spaces (including 2 handicapped)
	PPNs:	2206225
	HEAT:	Forced Air (3 A/C units); fan in IT room
	COUNTY:	Stark
	LOCATION:	Corner of Cleveland Ave. & Sweitzer St. in Lake Township

Purchase Details	LEASE RATE:	\$10 PSF
	LEASE TYPE:	NNN

Demographics	1 Mile	3 Miles	5 Miles
Population:	4,836	29,503	75,576
Households:	1,897	11,759	29,897
Median Age:	47.6	44.7	44.1
Average HH Income:	\$107,292	\$115,638	\$112,889
Traffic Count:	12,363 VPD Cleveland Ave. NW		

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