



# New Office Suites in Lakewood

1456 Warren Road, Lakewood, Ohio 44107



Abundance of Natural Light



Free On-Site Parking

## PROPERTY HIGHLIGHTS

- Historical redevelopment into first class office suites
- Suites range from 1,000 SF to 6,560 SF
- Free on-site parking lot with access to an adjacent city owned lot for additional spaces
- Very tall ceilings with large windows
- All brand new finishes, HVAC, plumbing, electrical, ect.
- Walking distance to all nearby amenities such as Starbucks, Boom's Pizza, Jimmy John's, Melt Bar & Grill, Panera Bread, Chipotle, Robeks Smoothies, Dave's Hot Chicken, Rozi's Wine Bar, and more

Available	Size	Monthly Rent
Suite 103	2,414 SF	\$4,526
Suite 201	1,320 SF	\$2,475
Suite 202	1,539 SF	\$2,886

*Rent is net of electric and HVAC*



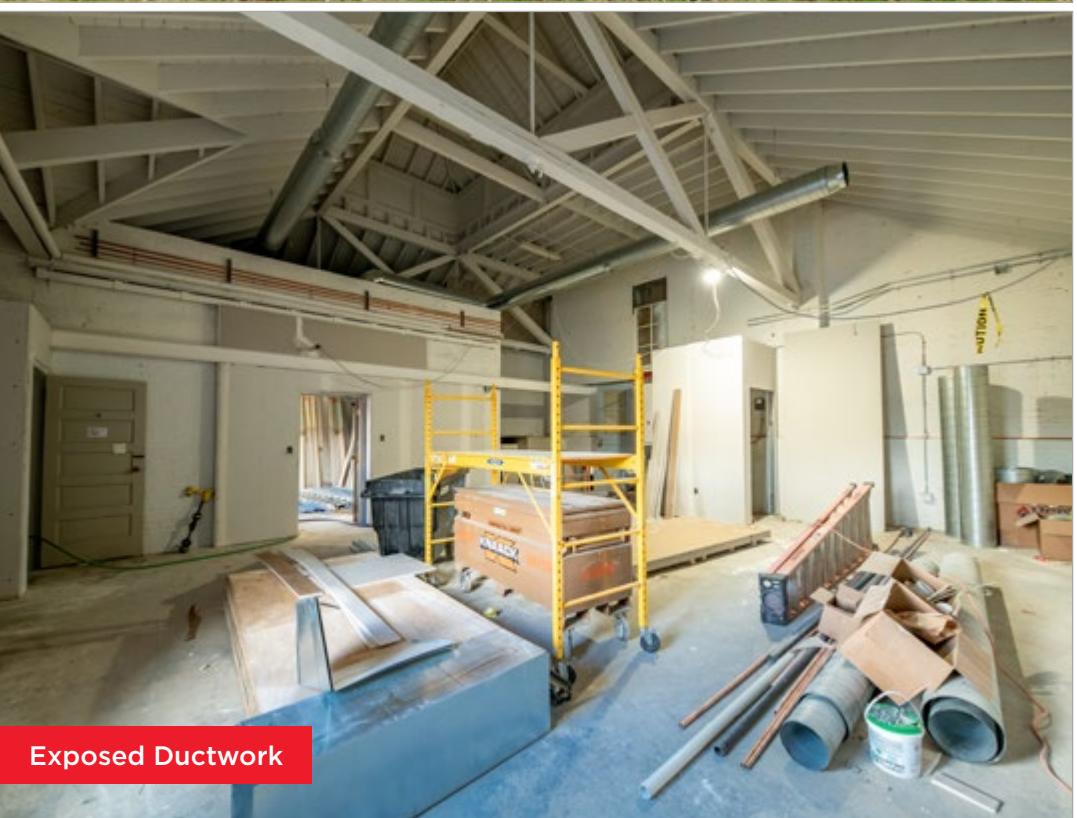
Grass Courtyard



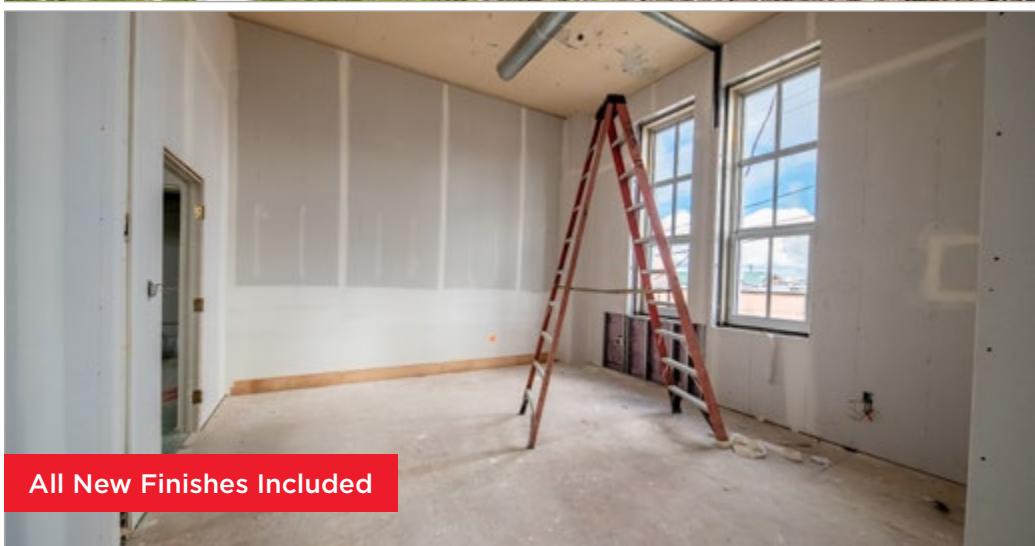
Tall Ceilings



Signage Opportunity



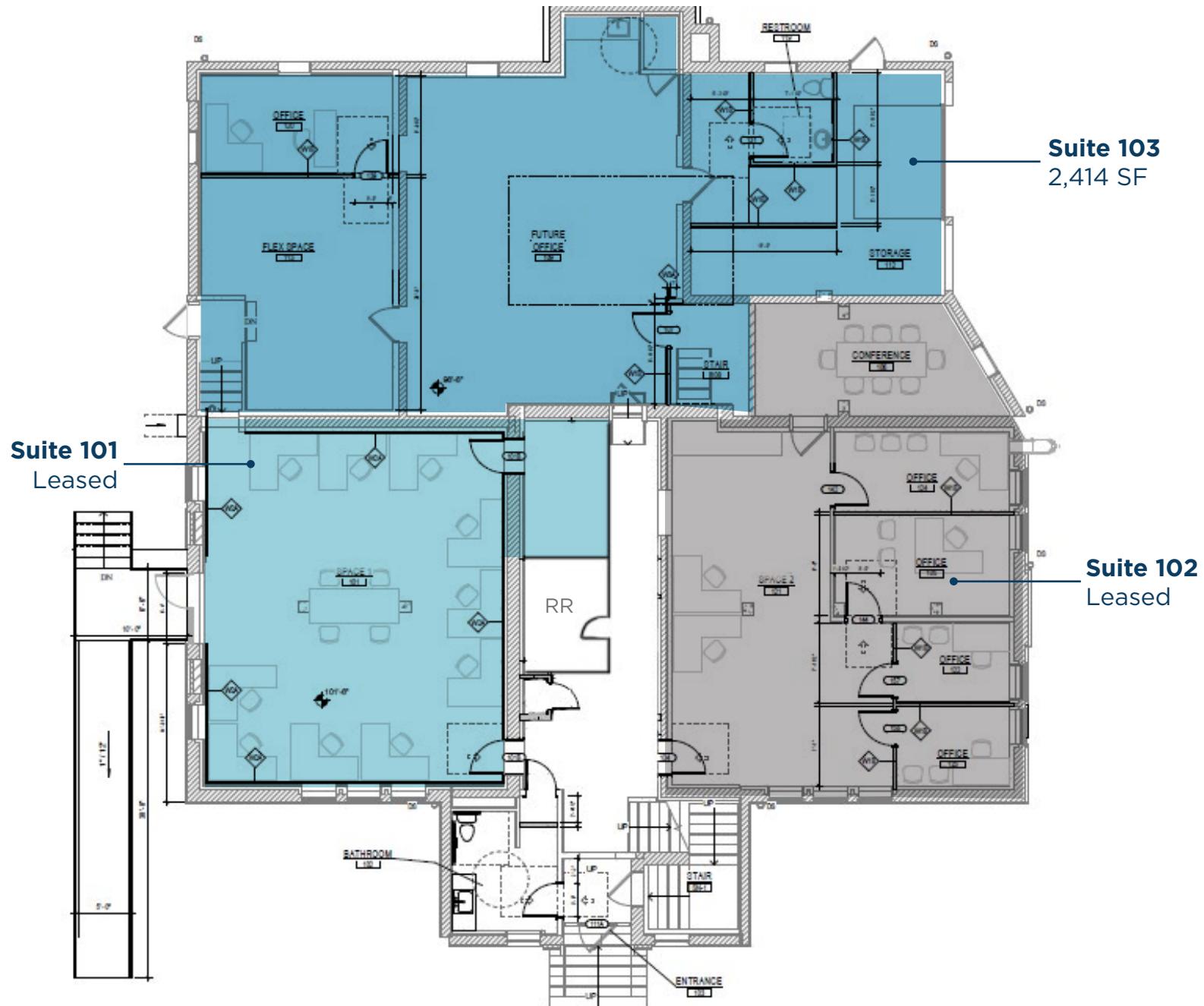
Exposed Ductwork



All New Finishes Included

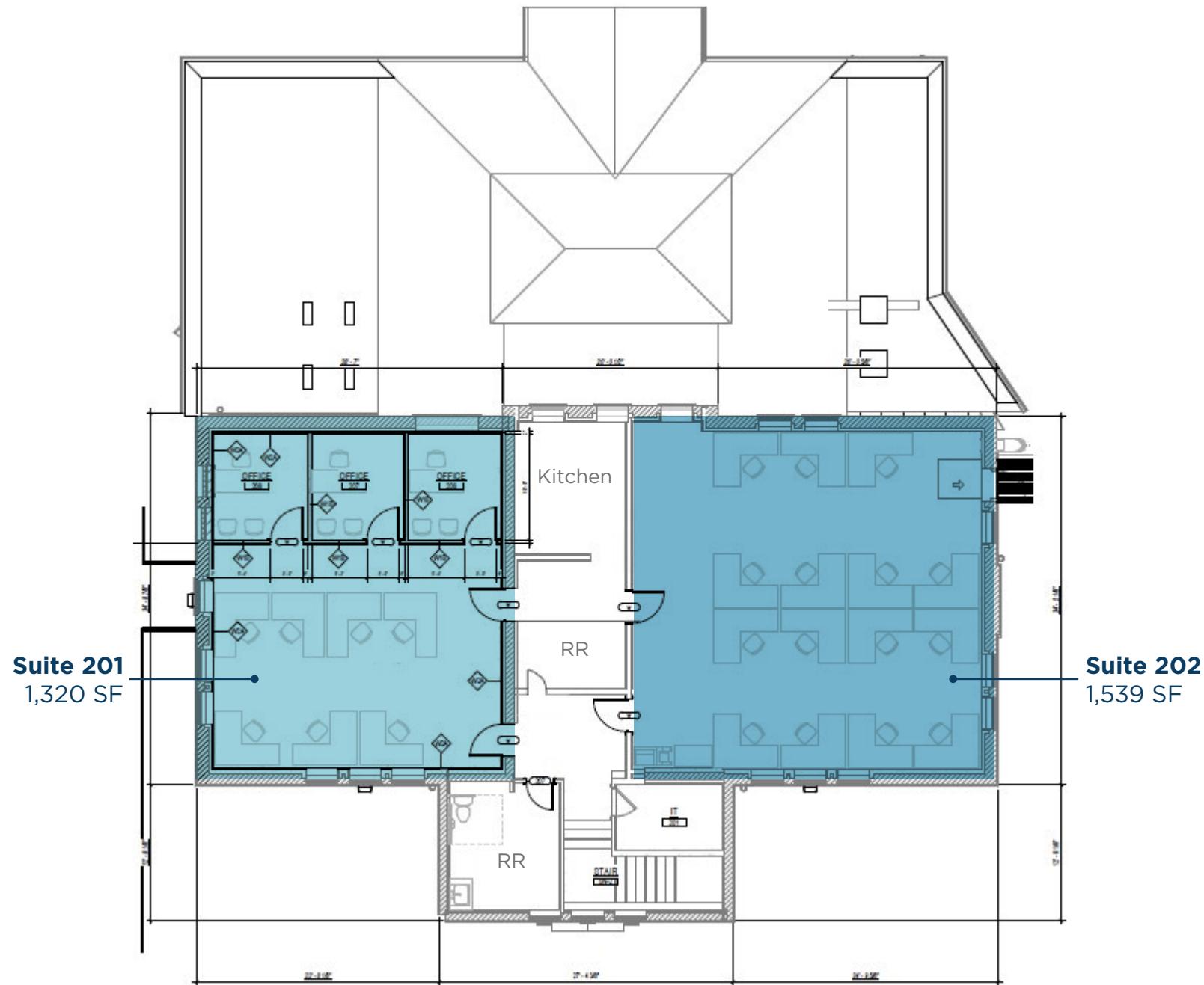
# FIRST FLOOR

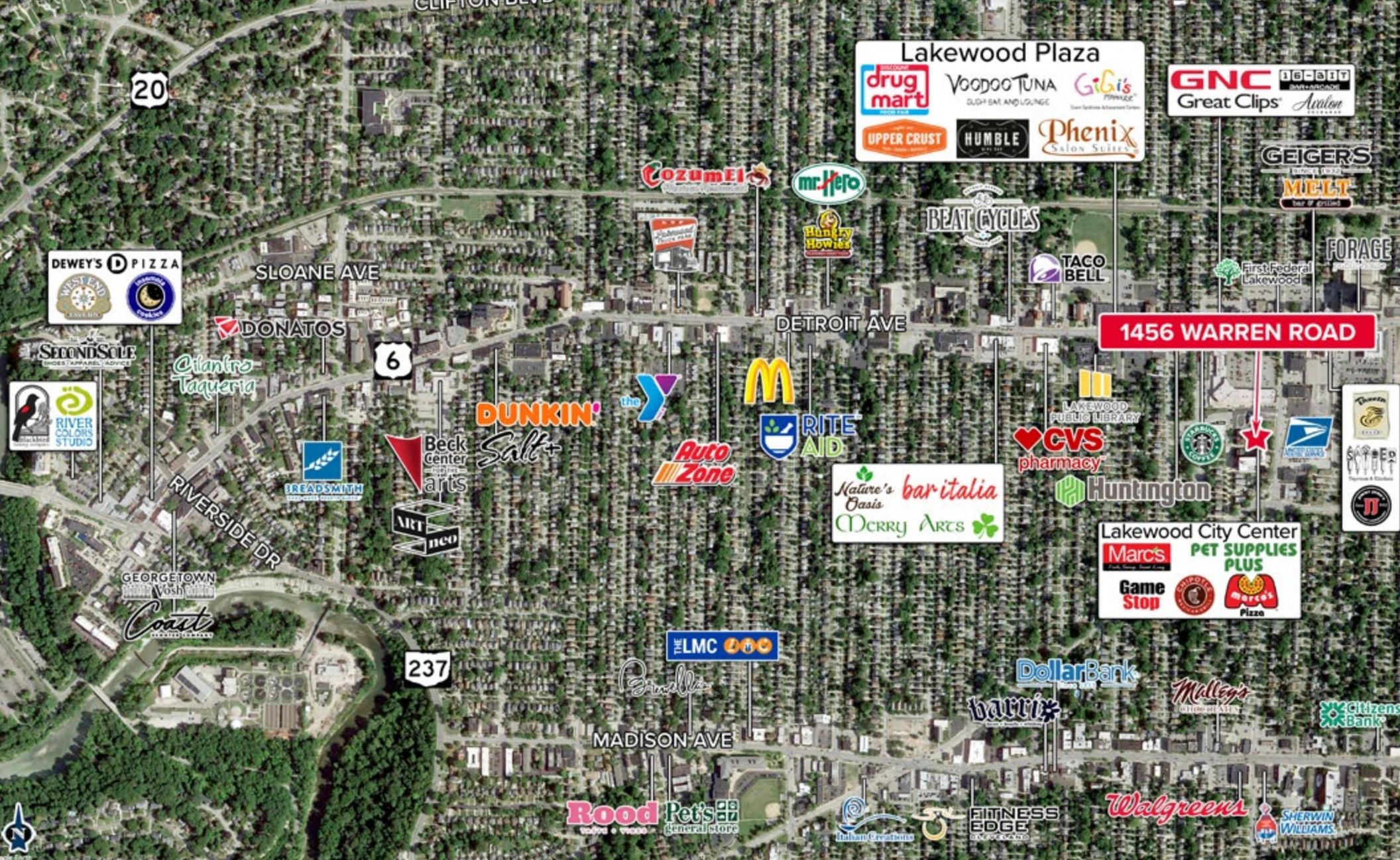
Max Contiguous 2,414 SF



# SECOND FLOOR

Max Contiguous 6,560 SF





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