

# Burger

& COMPANY

## FOR LEASE

5460 Stickney Avenue  
Toledo, Ohio  
2,800 Sq. Ft. / 6.40 Acres



- 4,718 square foot truck repair garage
- Two (2) 12'x14' grade level doors
- Fenced, lit and secured lot
- On-site truck parking
- Excellent access to I-75 and Telegraph Road
- Lease Rate; \$9.00/PSF Modified Gross

**Burger & Company**

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Senior Associate  
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38345 W. 10 Mile Road, Suite 100  
Farmington Hills, MI 48335

Information contained herein is deemed to be reliable but is not guaranteed and may be withdrawn at any time.

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Toledo, OH



## BUILDING SPECIFICATIONS

<b>Location</b>	Telegraph & W. Alexis	<b>Total Building Square Feet</b>	4,718 SF
<b>Zoning</b>	I-G	<b>Warehouse Square Feet</b>	2,800 SF
<b>Lot Size</b>	6.40 Acres	<b>Year Built</b>	1918

<b>Construction</b>	Metal	<b>Grade Level Doors</b>	Two (2) 12'x14'
<b>Clear Height</b>	22'	<b>Freestanding</b>	Yes
<b>Lighting</b>	LED	<b>Electrical</b>	3 Phase
<b>Heating</b>	Gas Forced Air	<b>Sprinklers</b>	No
<b>Parking</b>	Ample	<b>Restrooms</b>	One (1)

### Description

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- Fenced, lit and secured lot
- On-site truck parking
- Excellent access to I-75 and Telegraph Road

<b>Lease Rate</b>	\$9.00/PSF
<b>Monthly</b>	\$3,538.50
<b>Lease Type</b>	Modified Gross
<b>Terms</b>	36 Months
<b>Availability</b>	Immediate

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## AERIAL / LOCATION MAP



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