

## Manufacturing/Warehouse Facility at I-77, I-76 and Main Street



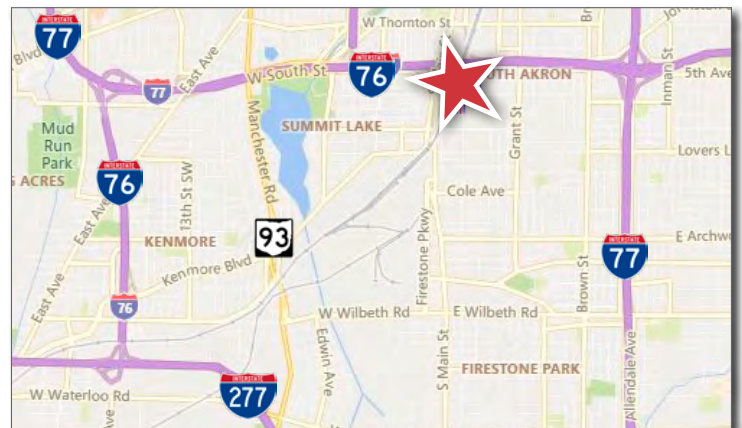
**96 E. Crosier Street**  
Akron, Ohio 44311

**Total Size: 253,871 SF**

Building 1	34,266 SF	Office
Building 2	32,780 SF	Light Manufacturing/Warehouse
Building 3	109,240 SF	Light Manufacturing/Warehouse
Building 4	77,585 SF	Light Manufacturing/Warehouse

### Property Details

- Ceiling heights up to 50 feet
- Over 20 industrial cranes
- Up to 35' under hook
- Multiple GL Doors and (4) Docks
- Total Acreage: 10.32
- Located: E. Crosier St. at Sweitzer Ave.
- Next to Downtown Akron, I-77 and I-76



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# 96 E. Crosier Street

Akron, Ohio 44311

# FOR SALE

The facility is located just south of Downtown Akron at the I-77, I-76 and Main Street interchange. It is highly visible from I-77 and offers easy accessibility to I-77 and SR-8.





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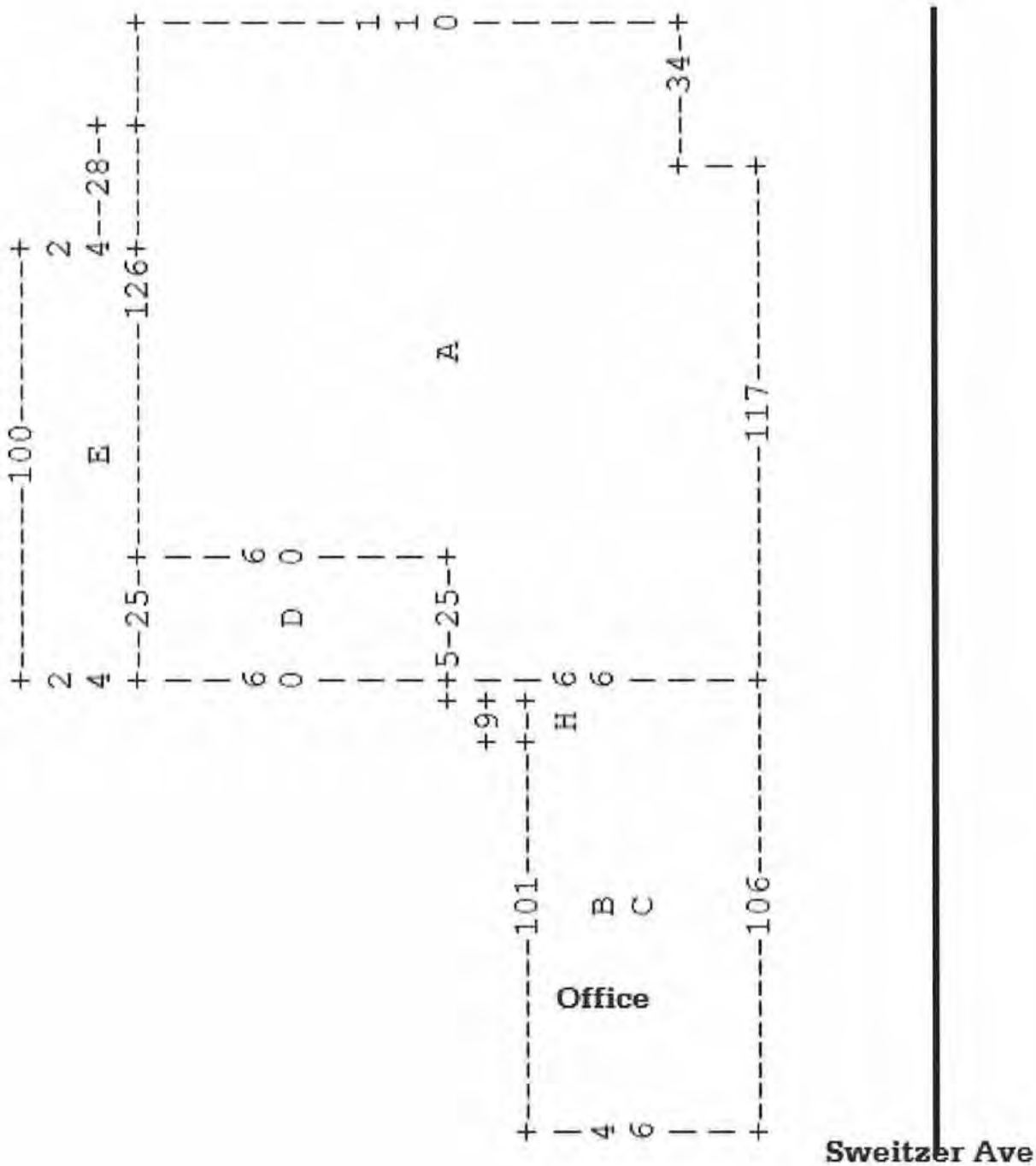
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Building 1: 34,266 SF



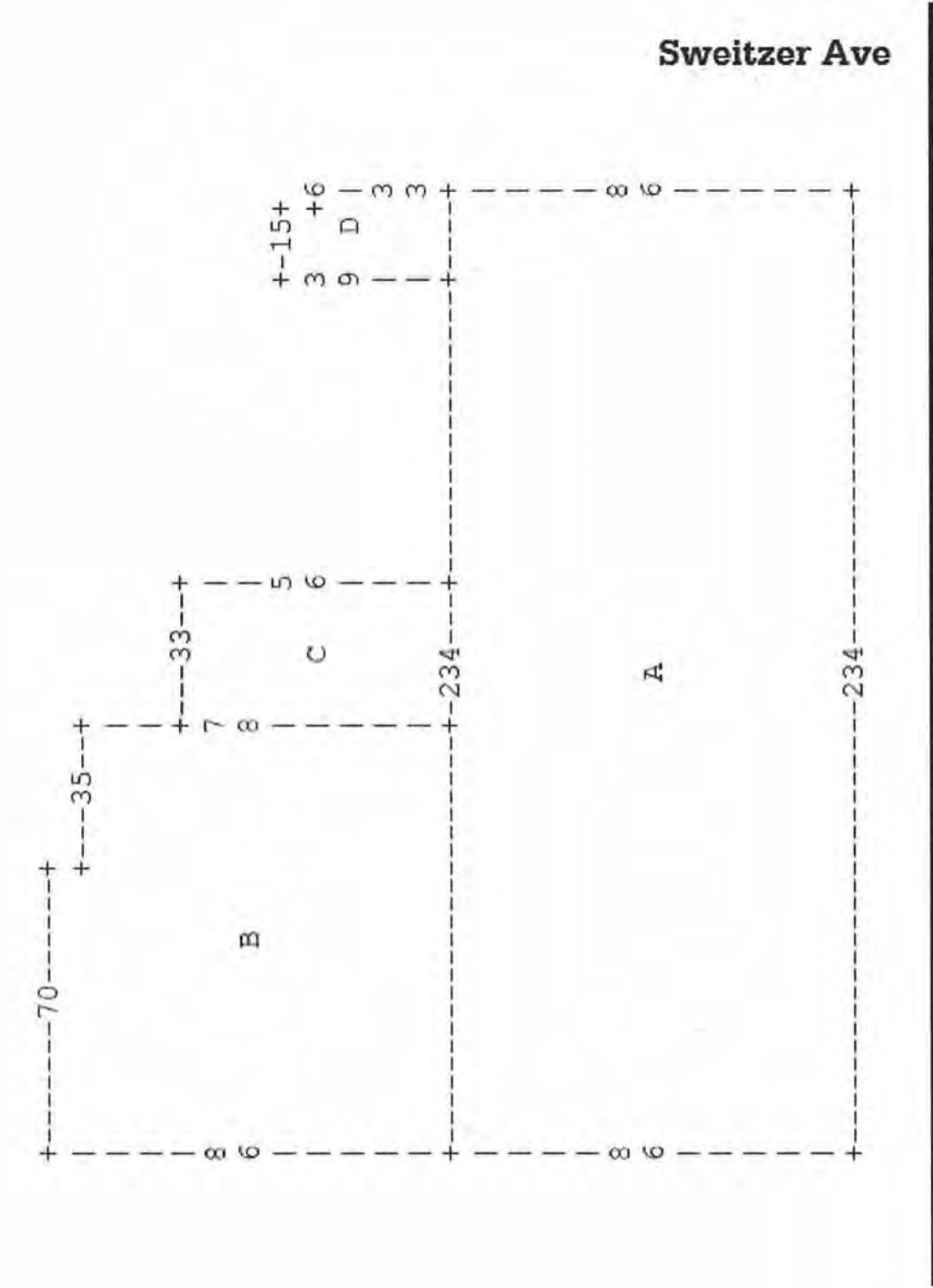
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Building 2: 32,780 SF



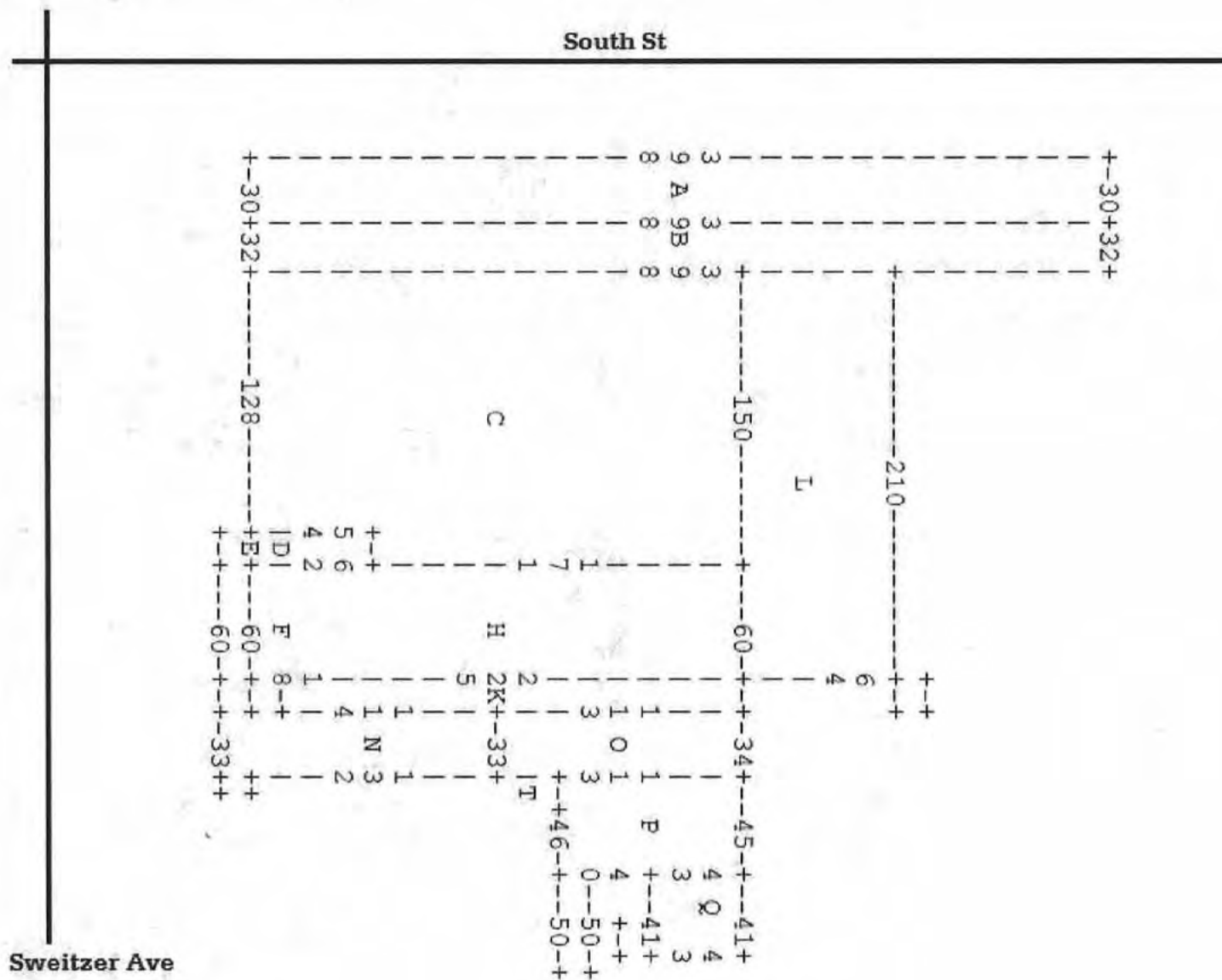
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## Building 3: 109,240 SF



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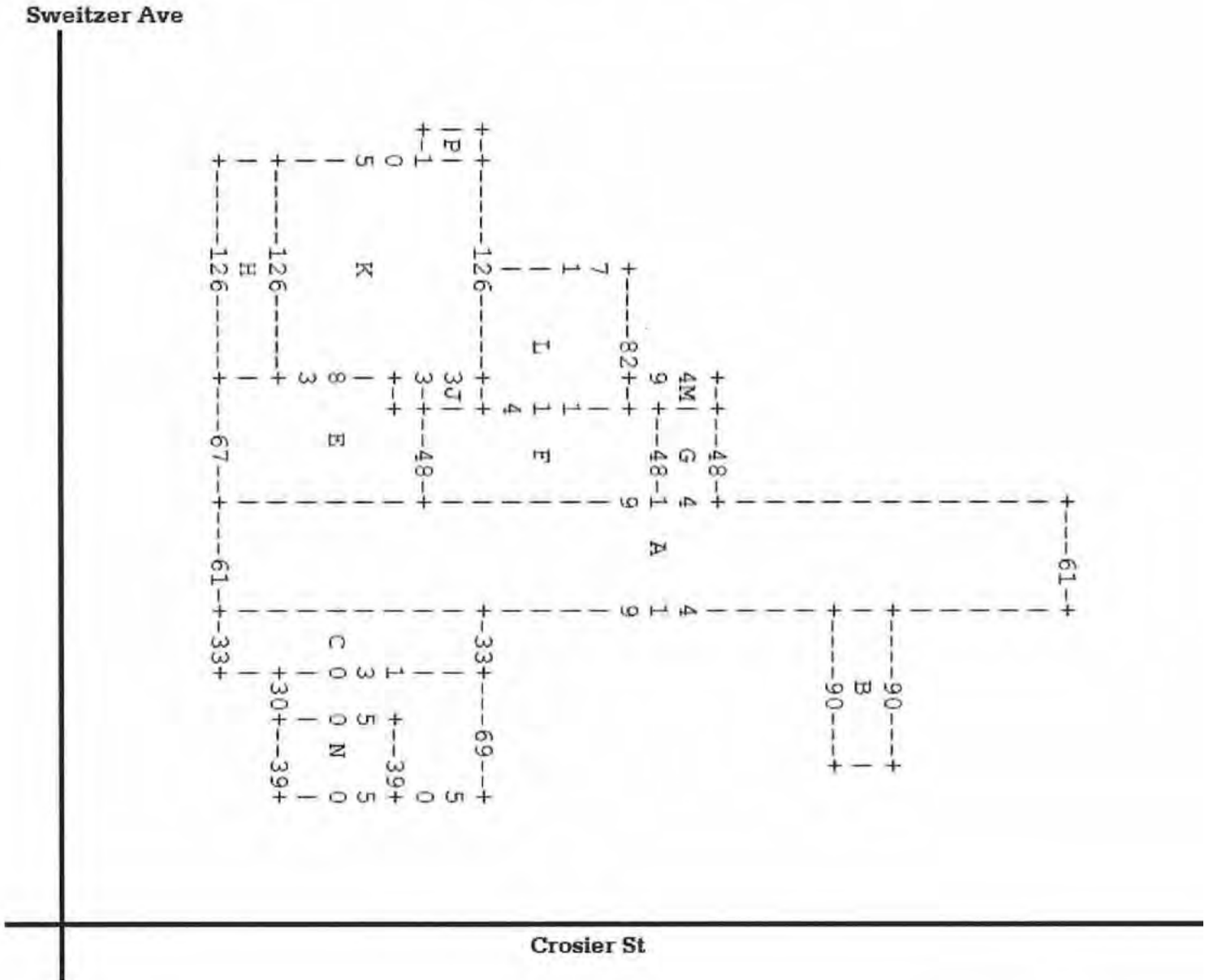
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Building 4: 77,585 SF



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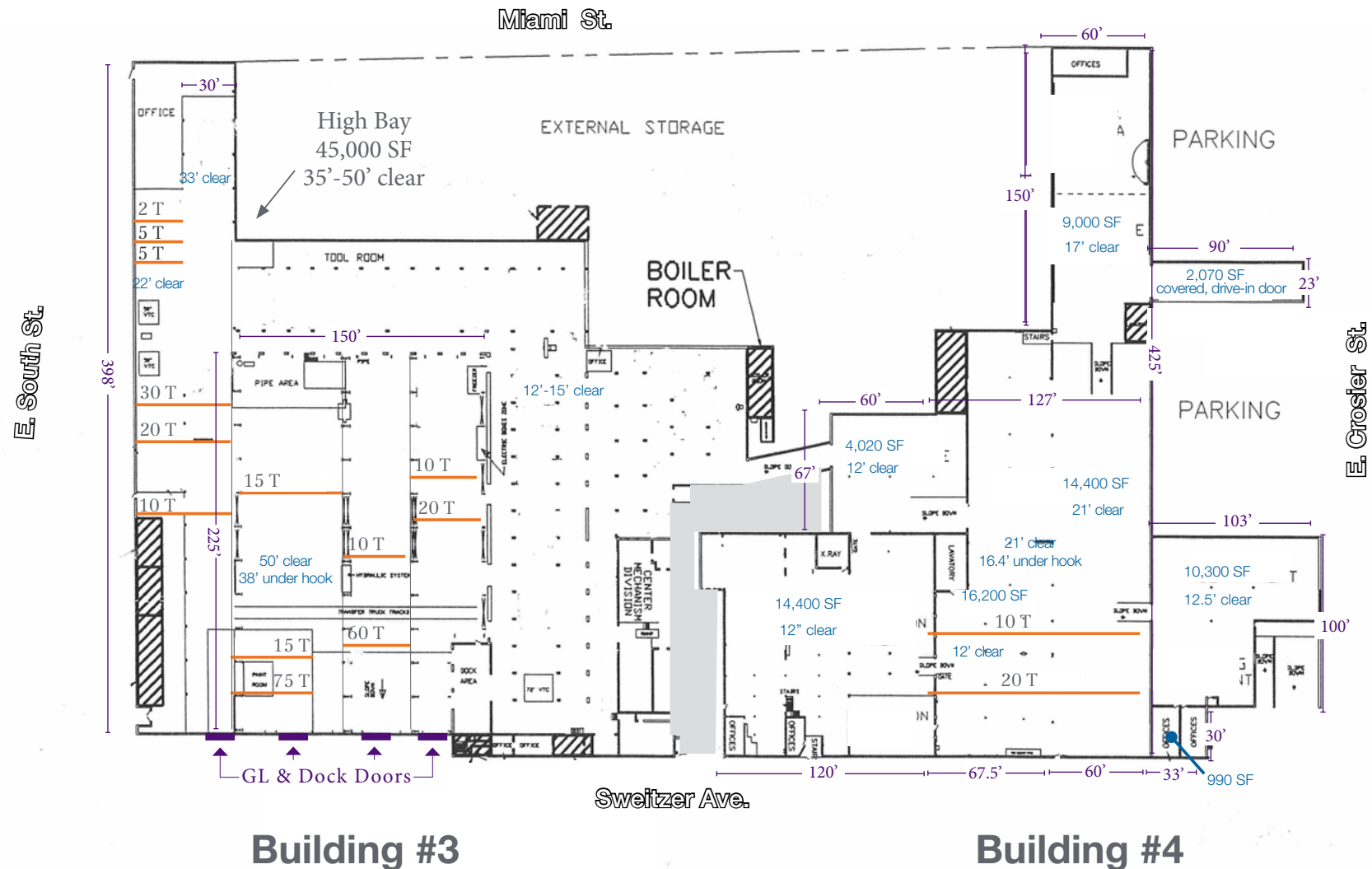
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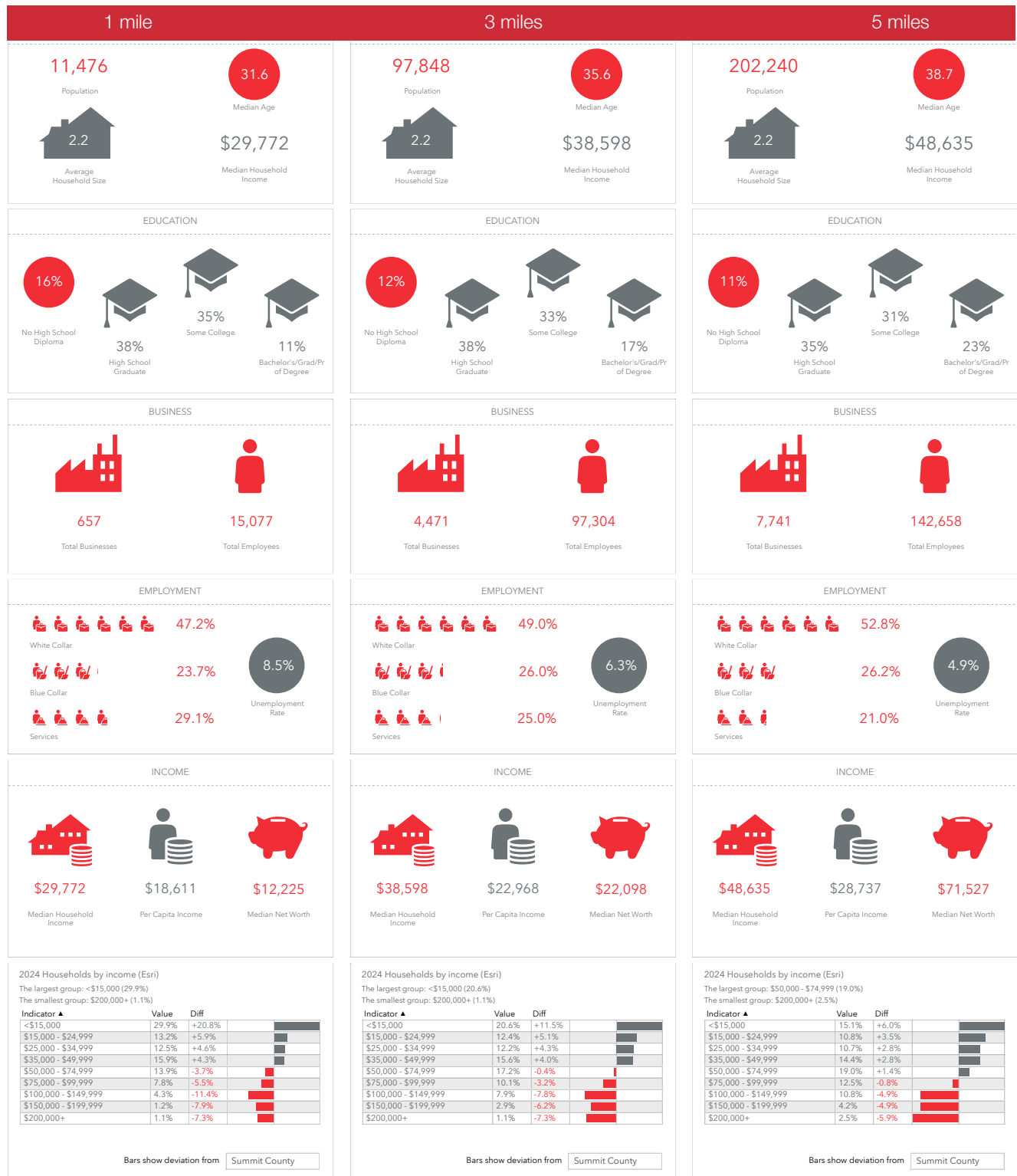
## Buildings 3 & 4: Detailed Floorplans





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TOTAL SPACE AVAILABLE:	253,871 SF
BUILDING 1:	34,266 SF Office
BUILDING 2:	32,780 SF Light Manufacturing / Warehouse
BUILDING 3:	109,240 SF Light Manufacturing / Warehouse
BUILDING 4:	77,585 SF Light Manufacturing / Warehouse
TOTAL SITE SIZE:	10.32 Acres
BUILDINGS 1 & 2:	3.38 Acres
BUILDINGS 3 & 4:	6.94 Acres
YEAR BUILT:	1928 / 1960
ZONING:	U-5
CEILING HEIGHT:	15' to 50'
CRANES:	29 (from 2-ton to 75-ton capacity)
UNDER HOOK:	Up to 35'
GL DOORS:	Multiple
DOCKS:	4

COMMENTS: Property includes a series of industrial and office buildings containing a total gross building area of approximately 254,000 SF. The facility is located on the east and west sides of Sweitzer Ave. at the intersection with East Crosier St. comprising a 10.32 acre site. The location is highly visible from I-77 and just south of Downtown Akron offering easy access to I-77 and SR-8.



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