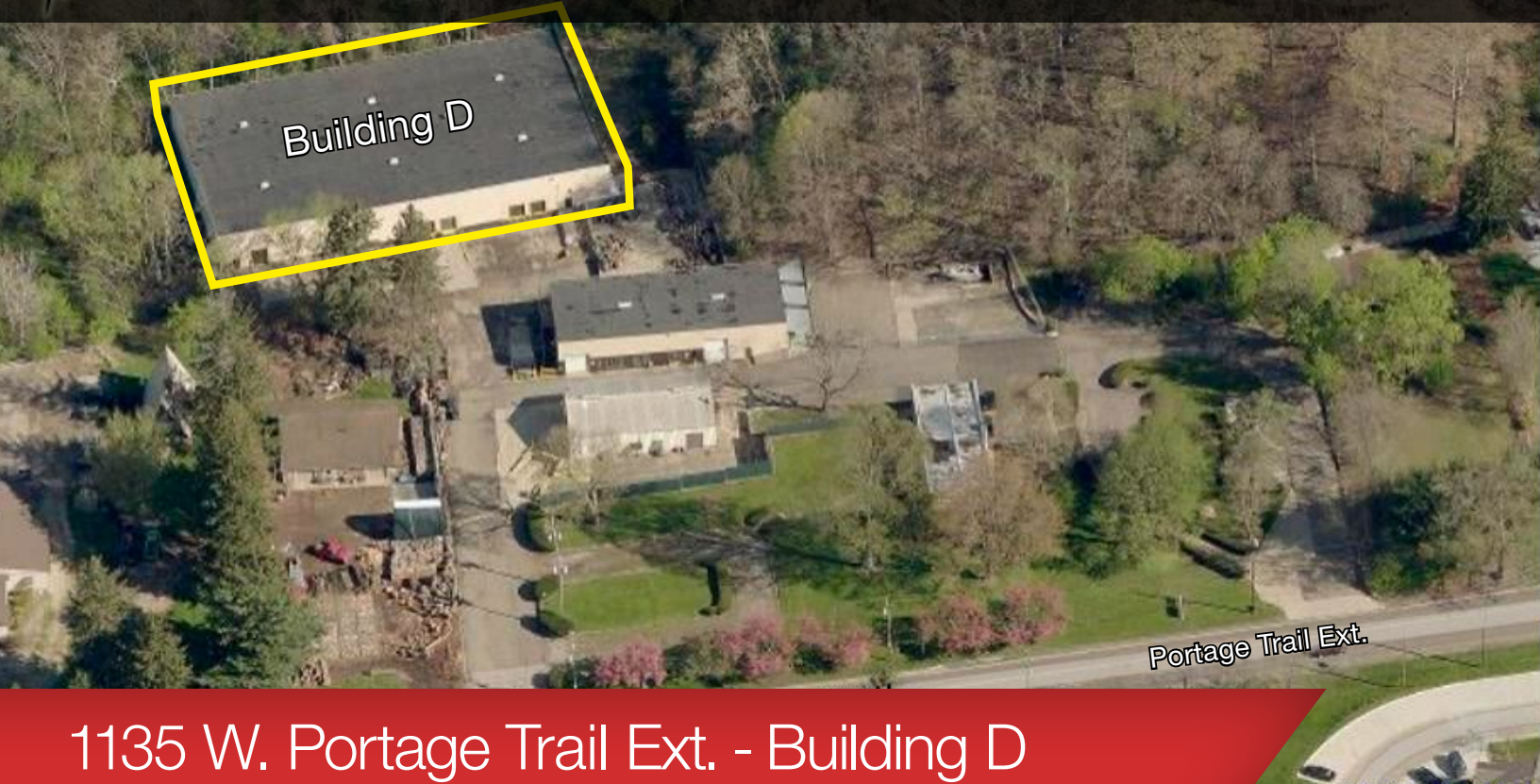


18,000 SF Warehouse in Industrial Complex



1135 W. Portage Trail Ext. - Building D
Cuyahoga Falls, OH 44223

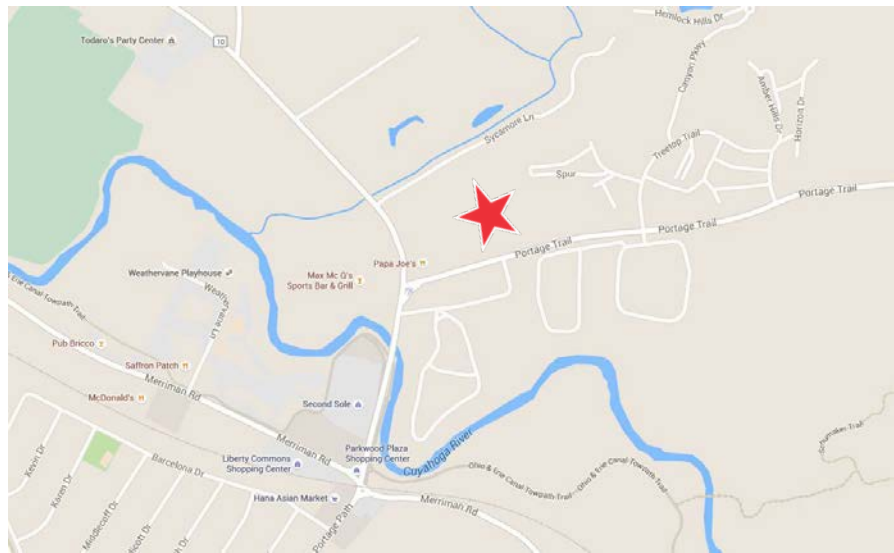
Property Details

- Available Space: 18,000 SF
- Type: Warehouse
- Lease Price: \$3.50 PSF +utilities
- Year Built: 1964,1974
- Year Renovated: 2015
- Zoning: E-1 Employment District
- Buildings: 4
- Acres: 5.127

For more information:

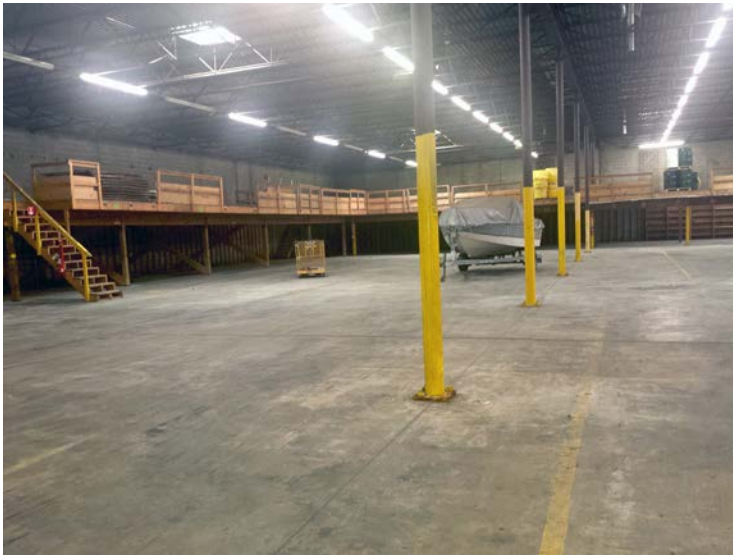
Bob Raskow, SIOR
330 697 6818
braskow@naipvc.com

Scott Raskow
330 608 5172
sraskow@naipvc.com



1135 W. Portage Trail Ext.
Cuyahoga Falls, OH 44223

FOR LEASE



Property Description

Available - 18,000 sq ft of warehouse.
Has 4 docks and one overhead door.
Ceiling Height is 20 foot. Radiant tube
heat, and small office area.

For more information:

Bob Raskow, SIOR
330 697 6818
braskow@naipvc.com

Scott Raskow
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Demographics	1 Mile	3 Miles	5 Miles
Population:	7,925	67,099	167,512
Households:	4,035	30,715	75,615
Median Age:	33.3	40.6	39.6
Average HH Income:	\$74,861	\$93,109	\$82,473
Traffic Count:	18,097 W Portage Trail Ext 22,620 N Portage Path		

FOR LEASE



Scott Raskow
330 608 5172
sraskow@naipvc.com

1135 W. Portage Trail Ext.
Cuyahoga Falls, OH 44223

FOR LEASE

BUILDING	SQUARE FOOTAGE
A	LEASED
B	LEASED
C	LEASED
D	18,000 SF

LEASE PRICE:	\$3.50 PSF + utilities	
TOTAL SPACE AVAILABLE:	18,000 SF	
BUILDINGS:	1	
YEAR BUILT/RENOVATED:	1964 & 1974 / 2015	
LAND AREA (ACRES):	5.127	
ZONING:	E-1 Employment District	
DOCK DOORS:	4	
DRIVE-IN DOORS:	1	8'x10'
HEAT:	Reznor, Radiant	
HVAC:	Office	
WATER:	City	
SEWER:	Septic	
LOCATION:	Portage Trail Ext W @ N. Portage Path (1,000 ft).	

COMMENTS:

Available For Lease: 18,000 square feet of warehouse. 4 docks with 20 ft ceiling height, 8 x 10 OH Door, radiant tube heat, small office area, security monitoring system, cameras in place. Contact Bob Raskow, SIOR or Scott Raskow for viewing.

Bob Raskow, SIOR
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