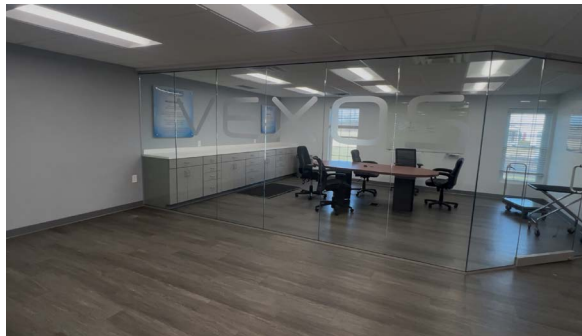


39,804 SF Light Manufacturing Facility Available

For Sale | 110 Commerce Drive, LaGrange, Ohio 44050





PROPERTY HIGHLIGHTS

- Great manufacturing facility with 2,000A of power and air lines throughout
- Building easily divides for Multi-Tenant, Flex Tenants or possible self storage
- Additional land for expansion
- Easy access to Route SR 20/ 480

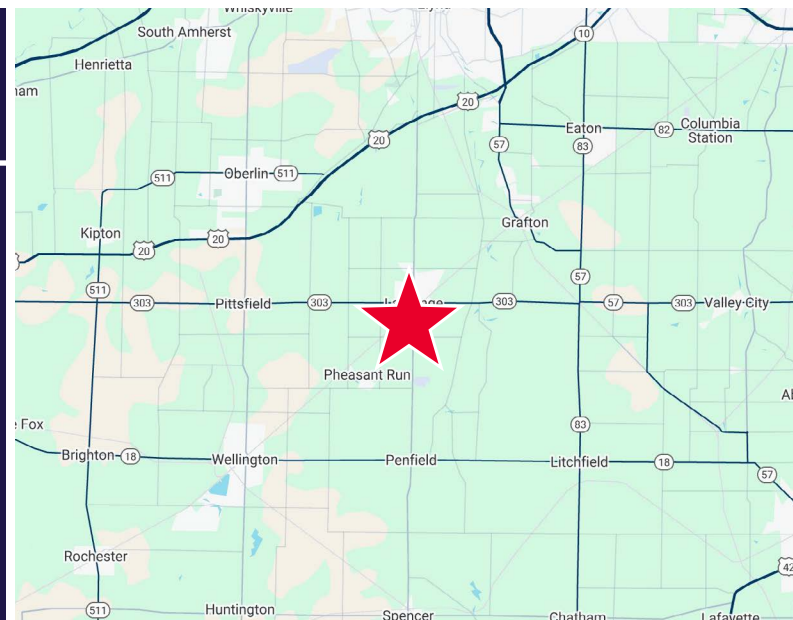
ASKING PRICE

~~\$1,475,000~~

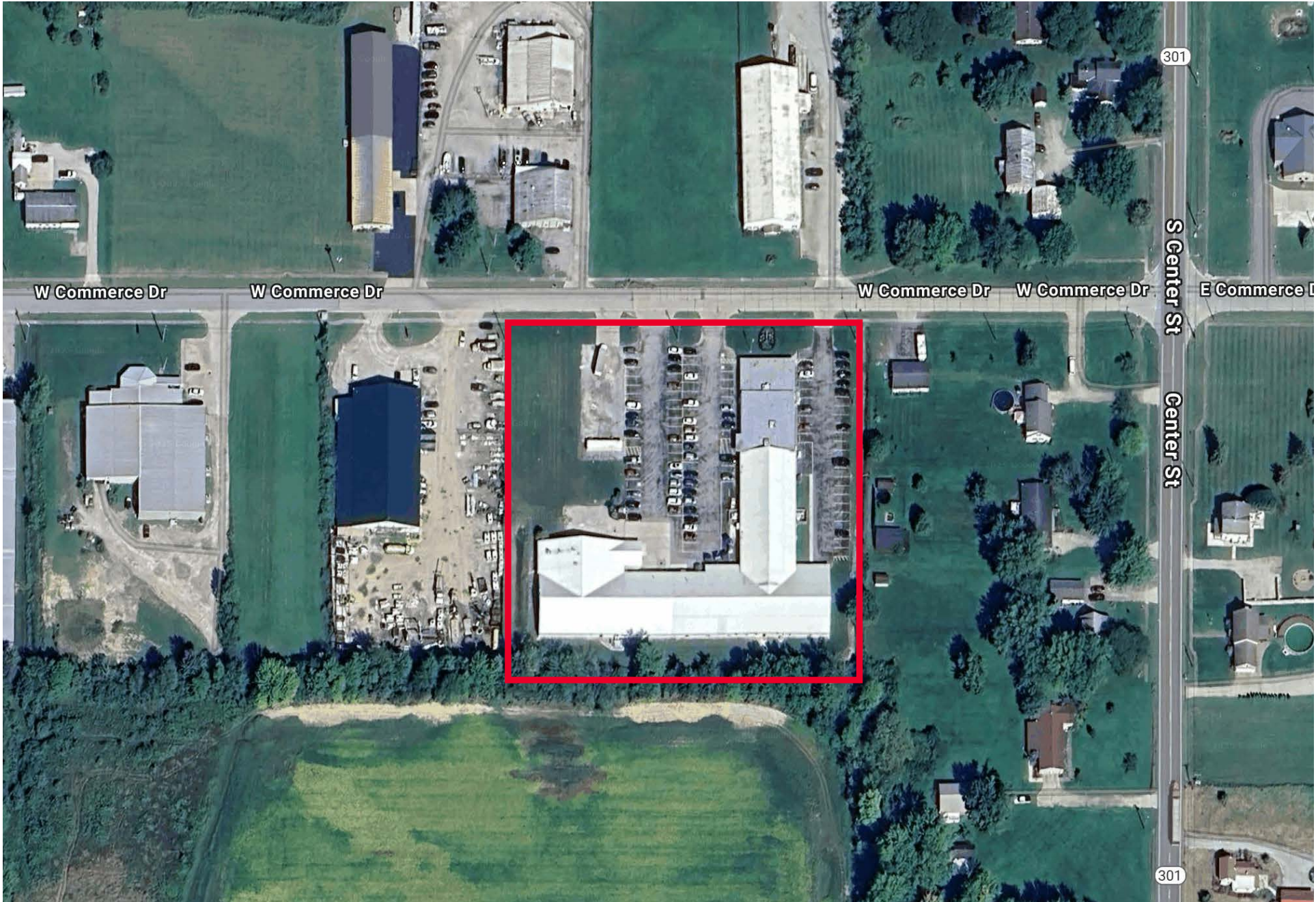
REDUCED: \$1,275,000

Building Specifications

Total Building Size:	39,804 SF	Clear Height:	11'5"
Industrial SF:	33,684 SF	Drive-in Doors:	Five (5)
Office SF:	6,120 SF	Lighting:	Fluorescent
Land Size:	3.69 AC	Heat:	HVAC
Year Built:	1980, 1992, 1995 & 2008	A/C:	100%



Parcel Map





**110 COMMERCE DRIVE
LAGRANGE, OHIO 44050**

BRIAN SMITH
Vice President
+1 216 525 1476
bsmith@crescorealestate.com



Cushman & Wakefield | CRESCO
6100 Rockside Woods Blvd, Suite 200
Cleveland, Ohio 44131

crescorealestate.com

©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL, WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.