

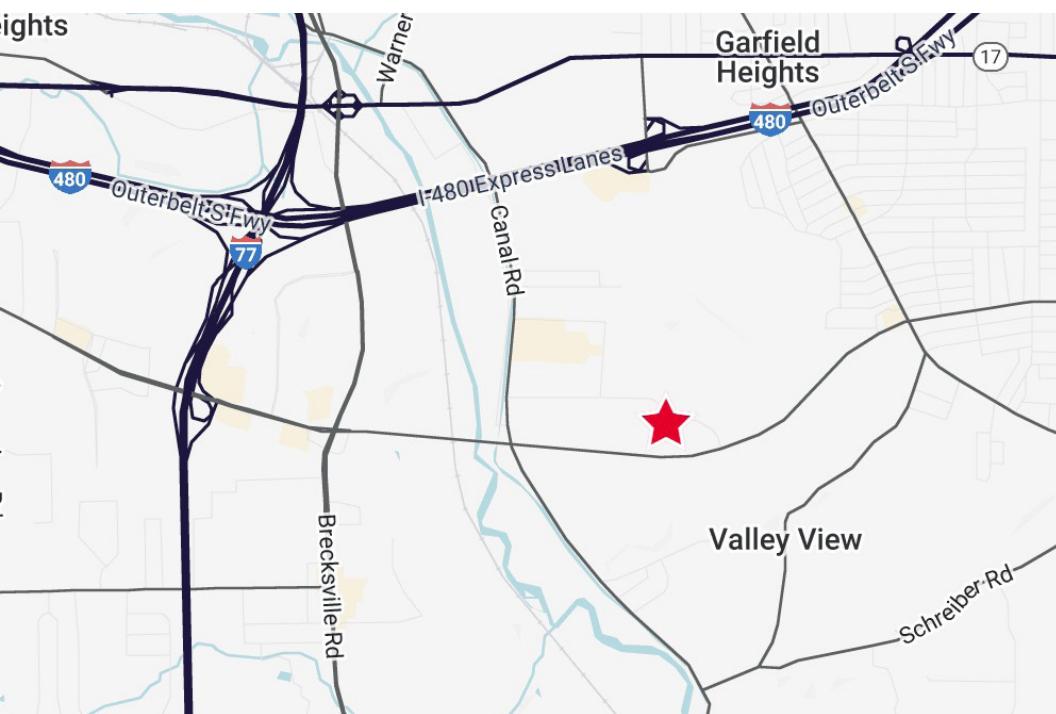
Prime Industrial Site in Valley View – Ideal for Storage, Trucking, or Development

For Sale or Lease | 10108 Sweet Valley Drive, Valley View, Ohio 44125



10108 Sweet Valley Drive

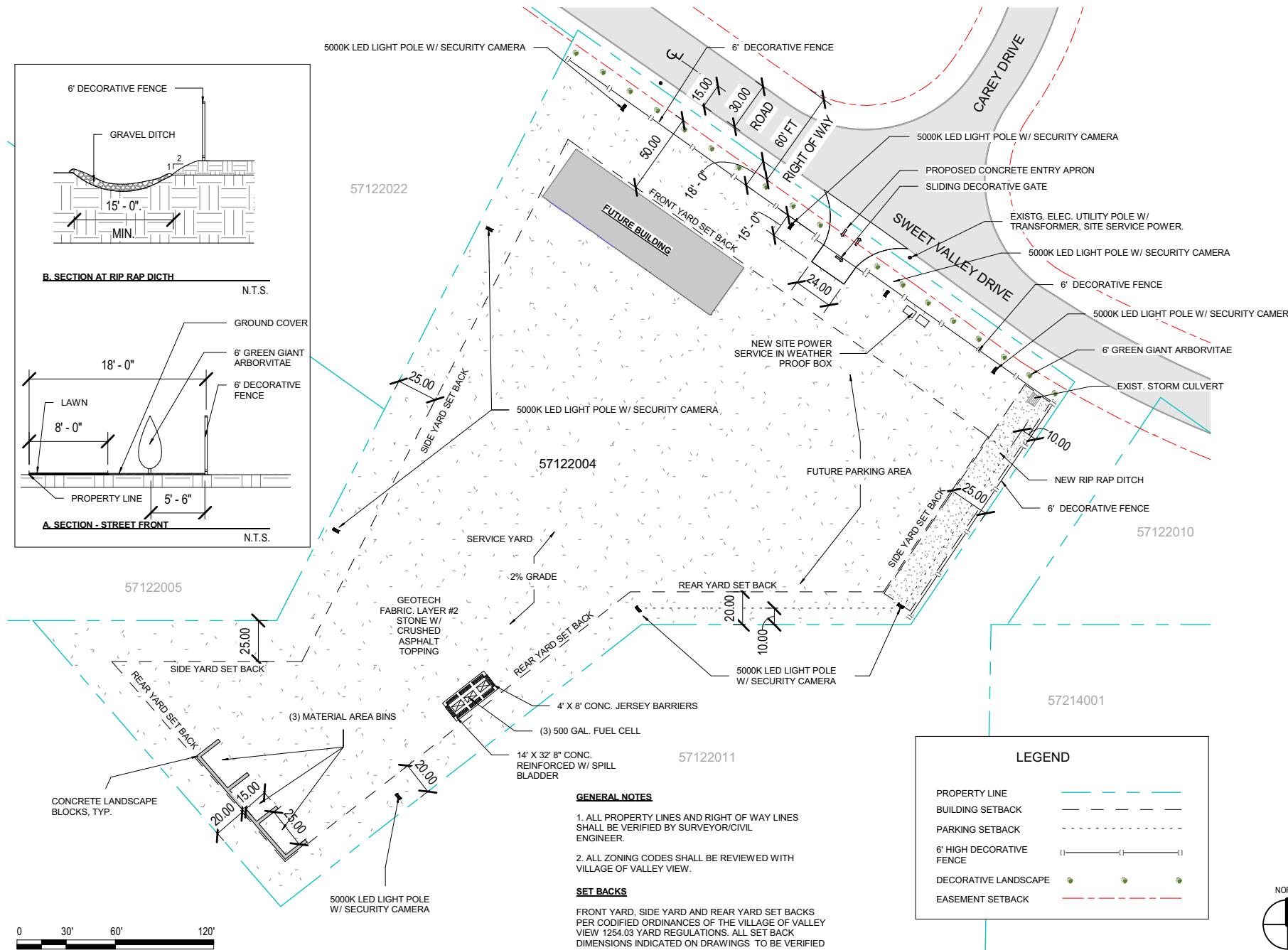
- Positioned along Sweet Valley Drive in Valley View with swift connections to I-480 and I-77 for seamless regional distribution.
- Spans 3.22 acres of industrial-zoned land, ideal for outdoor storage, trucking, construction services, or future development.
- Located in a business-friendly industrial corridor with strong labor access and proximity to major commercial hubs.
- Flexible site layout offering room for parking, fleet staging, or build-to-suit facility opportunities.
- Excellent visibility and accessibility to support logistics, service-based industrial users, or value-add investors.
- Rare land availability in a high-demand industrial submarket near Cleveland's thriving industrial base.



Quick Stats

Land Area	3.22 AC
Parcel	571-22-004
Frontage	375'
Topography	Flat
Access	Sweet Valley Drive
Lease Rate	Contact Broker
Sale Price	\$600,000

10108 Sweet Valley Drive





184,042
Population
(2025 | 5 Mile)

41.1

Median Age
(2025 | 5 Mile)

79,650
Households
(2025 | 5 Mile)

\$84,303
Household Income
(2025 | 5 Mile)

7,869
Total Businesses
(2025 | 5 Mile)

104,451
Total Employees
(2025 | 5 Mile)



Valley View

Valley View, Ohio is a compact village in Cuyahoga County that offers compelling advantages for industrial users—nestled within the Cleveland-area logistics landscape, it benefits from immediate proximity to I-480 and I-77, making it ideal for regional distribution and service operations. Historically rooted in the Ohio & Erie Canal era, the community features an industrial-zoned corridor that supports outdoor storage, trucking, construction services, and build-to-suit opportunities. With strong labor access, visibility, flexible site layouts, and rare large-acre land availability in this high-demand submarket, Valley View positions itself as a strategic choice for logistics, service-based industry and value-add investment.

Top Employers

L'Nique Specialty Linen: Linen rental & custom services in Valley View.

Ferguson Plumbing Supply: Large plumbing supply store located in Valley View.

Kurtz Bros.: Landscape supply center in Valley View.

All My Sons Moving & Storage: Moving and storage services in Valley View.

Goodman Distribution, Inc.: Manufacturing/distribution tenant in Valley View at 9755 Corporate Cir.

**10108 SWEET VALLEY DRIVE
VALLEY VIEW, OHIO 44125**

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