

FOR LEASE

LIBERTY BUSINESS PARK

1220 & 1260 Moore Road

Avon, Ohio 44011



59,400 SF MULTI-TENANT COMPLEX

10,800 SF AVAILABLE

High Image
Masonry
Construction

PROPERTY FEATURES



59,400 SF

TOTAL COMPLEX SIZE

4.25 ACRES

TOTAL SITE SIZE

\$6.85/SF

LEASE RATE

\$2.85/SF

EST. NNN EXPENSES

COMMENTS

- Highly visible “end cap” available with office/showroom in place
- Excellent highway access at Route 611 & I-90 Interchange
- Developed and managed by Liberty Development Company
- Avon is a business friendly community with access to a skilled workforce
- Close proximity to multiple services, dining, and lodging amenities

CURRENT AVAILABILITIES

BUILDING 1260 - UNITS A-D

10,800 SF TOTAL SPACE AVAILABLE	3,335 SF EXISTING OFFICE SPACE	7,465 SF EXISTING WHSE SPACE	100% WET SPRINKLER 18' CLEAR HEIGHT
TWO (2) DOCKS	ONE (1) DRIVE-IN DOOR	FLUORESCENT METAL HALIDE LIGHTING	OVERHEAD GAS RADIANT TUBE HEATING

PROPERTY FLOOR PLAN

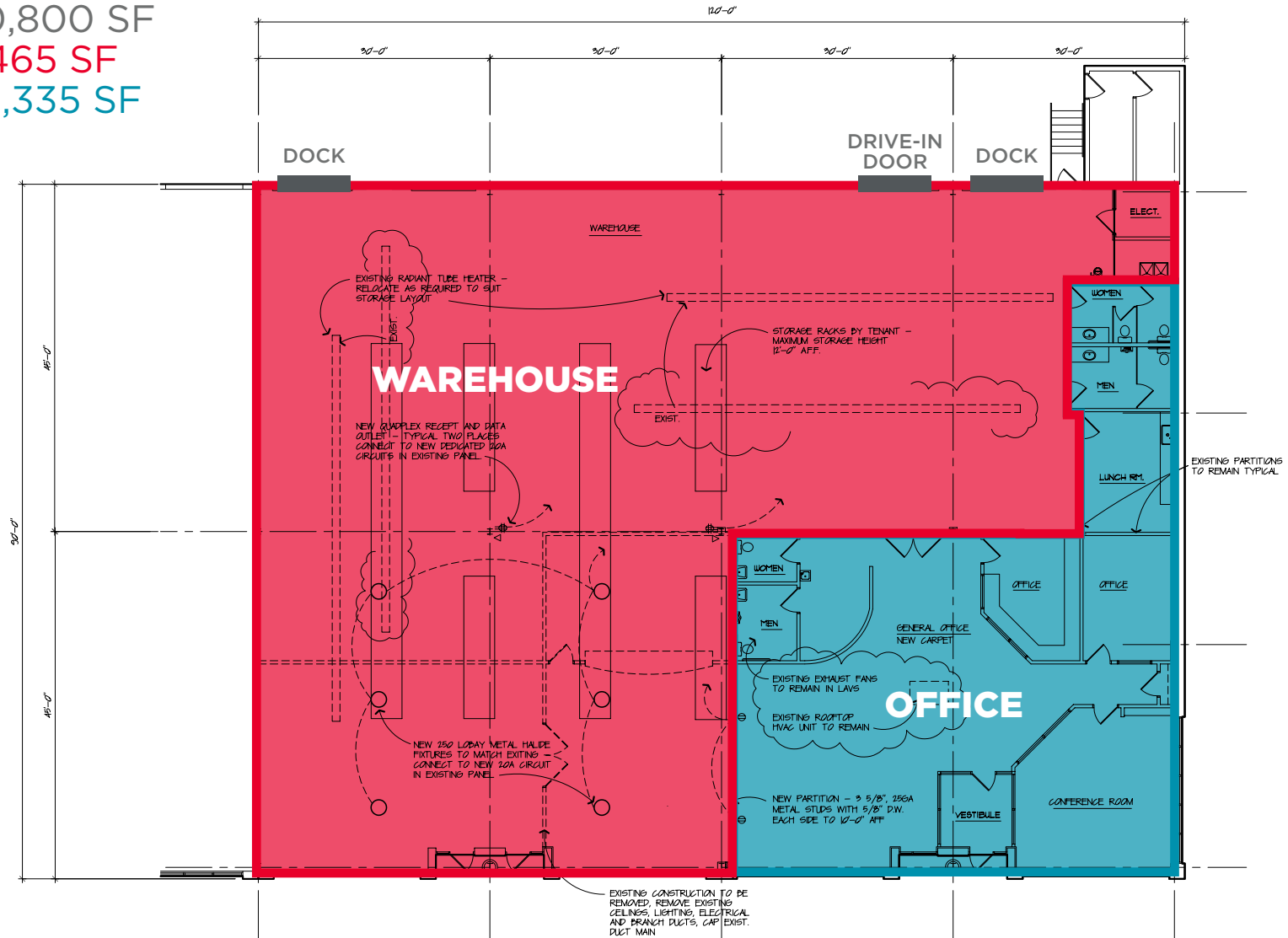
BUILDING 1260

Suite A-D

TOTAL: 10,800 SF

WHSE: 7,465 SF

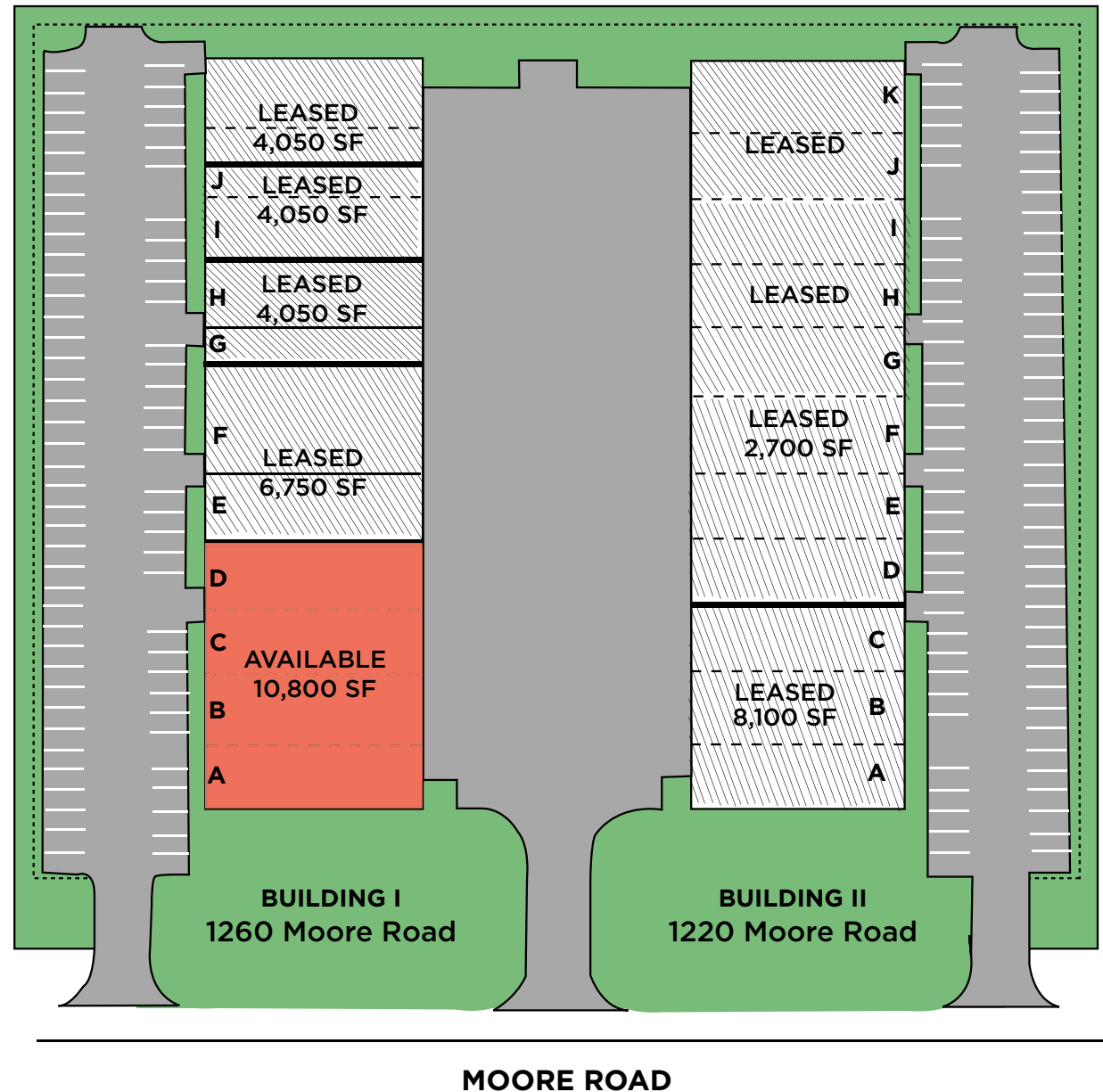
OFFICE: 3,335 SF



PROPERTY BUILDING PLAN

PROPERTY SPECIFICATIONS

COMPLEX SF	59,400 SF
LAND	4.25 acres
YEAR CONSTRUCTED	2000
CONSTRUCTION	Brick / Block / Met
CEILING HEIGHT	18'
SPRINKLER	100% Wet
LIGHTING	T-8/Fluorescent/Metal Halide
AIR-CONDITIONING	HVAC (Office)
HEAT	Overhead Gas Radiant Tube
POWER	200A / 208V / 3P per unit
ROOF	Metal Deck-Comp
PARKING	79 Spaces
DOCKS/DRIVE-INS	To Suit



PROPERTY PHOTOS



Aerials



PROPERTY AERIAL MAP

1220 & 1260 Moore Road

Avon Crossing West
 JCPenney
 petco
 Lowe's
 Dollar Bank
 Auto Zone

Avon Commons
 TARGET
 COSTCO
 Marshalls
 KOHL'S
 OLD NAVY
 Michael's
 HomeGoods
 Red Robin
 WORLD MARKET
 five BELOW
 UNDER ARMOUR
 Home Depot
 heinen's
 Applebee's

City Centre of Avon
 Marcs
 PetPeople
 Huntington
 ANYTIME FITNESS
 CAMBRIA
 Melt
 KinderCare
 Third Federal

MarketPlace at Avon
 ANYTIME FITNESS
 CAMBRIA
 Melt
 KinderCare
 Third Federal

Other Businesses: Freeman Manufacturing, Menards, Hobby Lobby, Walmart, Target, Costco, Marshall's, Kohl's, Old Navy, Michael's, HomeGoods, Red Robin, World Market, Five Below, Under Armour, Home Depot, Heinen's, Meijer, Levin Furniture, Dunkin', Drug Mart, City Centre of Avon, MarketPlace at Avon, Avon Crossing West, Avon Commons, City Centre of Avon, MarketPlace at Avon, Avon Commons, City Centre of Avon, MarketPlace at Avon.



An aerial photograph of an industrial park. Two large, long, white industrial buildings with grey corrugated metal roofs are the central focus. The building in the foreground is labeled '1220' and has a red brick base. The building behind it is labeled '1260'. To the right of these buildings is a larger, single-story white industrial building. The area is surrounded by parking lots, some with yellow markings, and various pieces of industrial equipment like forklifts and trailers. There are some trees and grassy areas interspersed between the buildings and parking lots. The overall scene is a typical industrial or warehouse district.

1260

1220

JOSEPH V. BARNA, SIOR
Principal
+1 216 525 1464
jbarna@crescorealestate.com

RYAN CURTIN
Analyst
+1 216 232 4105
rcurtin@crescorealestate.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2024. No warranty or representation, express or implied, is made 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). As applicable, we make no representation as to the condition of the property (or properties) in question. A licensee at Cushman & Wakefield | CRESCO may have an interest in the client entity offering this property for sale.

6100 Rockside Woods Blvd, Suite 200
Cleveland, Ohio 44131
Main +1 216 520 1200
crescorealestate.com