

FOR LEASE

7700 HUB PARKWAY

Valley View, Ohio 44125



15,004 SF

AVAILABLE FOR LEASE



Centrally Located
High-Image Office /
Warehouse Complex

PROPERTY FEATURES



46,486 SF

TOTAL BUILDING SIZE

15,004 SF

AVAILABLE SPACE

\$6.50/SF NNN

BASE LEASE RATE

\$2.40/SF NNN

ESTIMATED EXPENSES

CURRENT AVAILABILITIES

UNITS 2 - 3

15,004 SF TOTAL SPACE AVAILABLE	TO SUIT OFFICE SPACE	15,004 SF EXISTING WHSE SPACE
ONE (1) 8' x 8' DRIVE-IN DOOR	TWO (2) 8' x 8' DOCKS ONE W/LEVELER	20' CLEAR HEIGHT

HIGHLIGHTS

- High-profile office/warehouse complex
- Docks and drive-in door in each unit
- New roof installed in 2018
- Truck court re-paved in 2021
- Central location in park like setting with easy access to I-77, I-480 and I-271
- Pro-active business community with low taxes

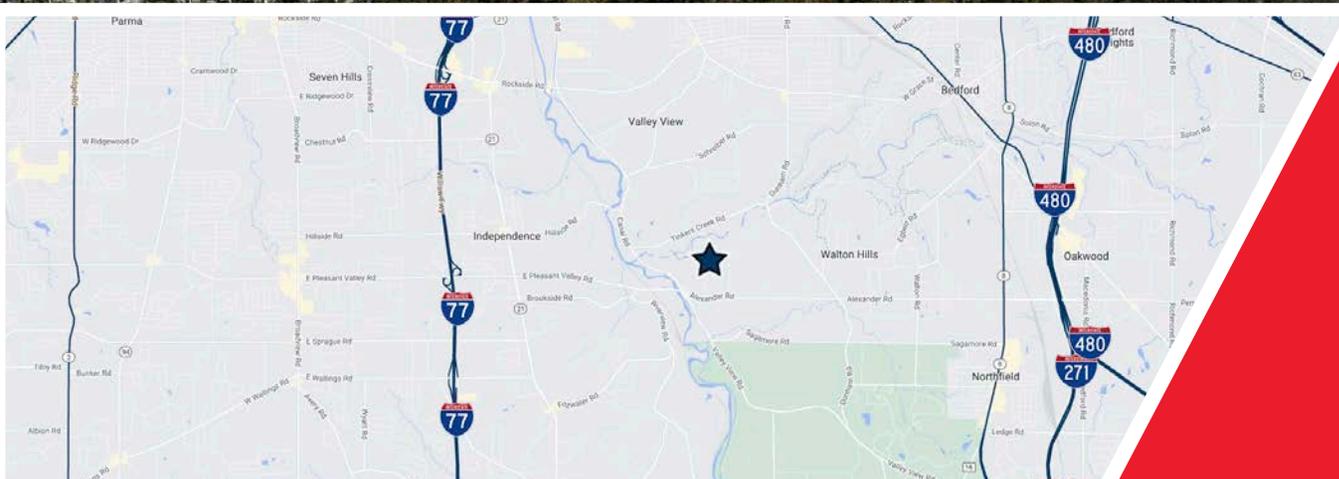
PROPERTY HIGHLIGHTS

CEILING HEIGHT	20'
TRUCK DOCKS	Seven (7)
DRIVE-IN DOORS	Five (5)
POWER EACH UNIT (MIN)	200A / 208V / 3P
ROOF	TPO 2018
SPRINKLER	Wet
LIGHTING	T-8 Fluorescent
HEAT	Overhead Gas
AIR-CONDITIONING	Office
CONSTRUCTION	Brick / Block
PARKING	Ample
FIBER SERVICE PROVIDER	Spectrum

PROPERTY FLOOR PLAN



PROPERTY AERIAL MAP



Easy access to
I-77, I-480 & I-271



JOSEPH V. BARN, SIOR

Principal

+1 216 525 1464

jbarna@crescorealestate.com

ELIOT KIJEWski, SIOR

Principal

+1 216 525 1487

ekijewski@crescorealestate.com

COLE SORENSON

Senior Associate

+1 216 525 1470

csorenson@crescorealestate.com

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

Cushman & Wakefield Copyright 2026. 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