

9911 AVON LAKE RD., LODI, OH

# INTERSTATE BUSINESS PARK

## FLEX UNITS AVAILABLE

The former Ohio Station Outlets, conveniently located in Lodi, OH, with **direct access off I-71 and Avon Lake Rd.**, is undergoing a complete transformation and redevelopment into a thriving business park. This new development will offer a combination of flexible units for light industrial, office, and tech use, with various sizes available. The facilities will feature **docks and drive-ins to suit**, capable of accommodating large user configurations.

A Redevelopment By  
 **Industrial**<sup>TM</sup>  
**COMMERCIAL PROPERTIES**  
*Transforming the shape of business.*

### NEW BUSINESS PARK WITH HIGHWAY ACCESSIBILITY & NO INCOME TAX (HARRISVILLE TOWNSHIP)

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# Features

# INTERSTATE BUSINESS PARK



Units from 1,000 - 50,000 SF



Climate controlled Units



14' clear height (16' to deck)



Abundant parking



Energy efficient facility



Prominent signage



Immediate highway access



Docks to suit



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This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information.

Suites ready for design & occupancy

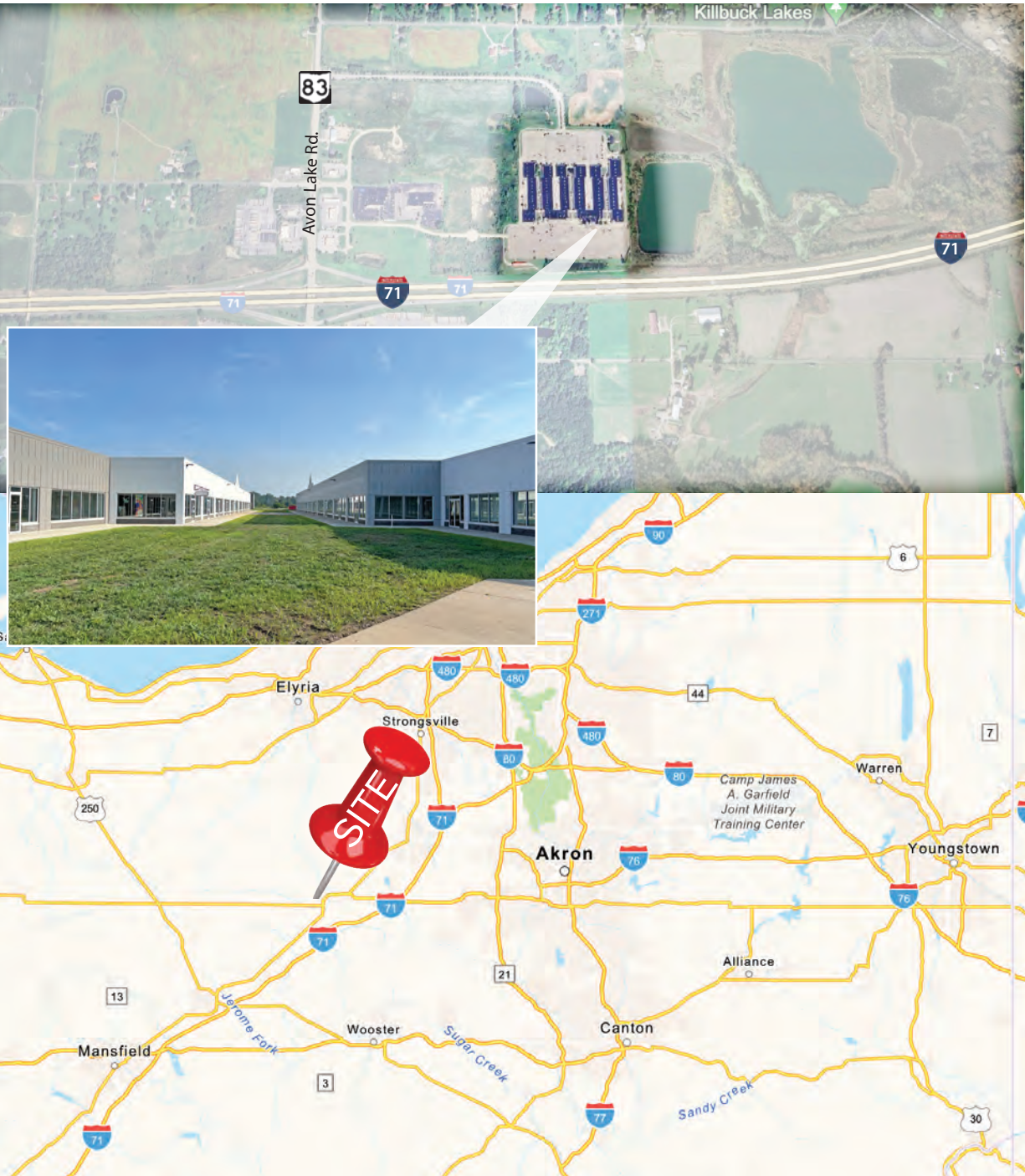
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Distance to	Miles	Drivetime
Akron Canton Airport, OH	38	40 min
Downtown Akron, OH	30	30 min
Canton, OH	47	50 min
Downtown Cleveland, OH	48	50 min
CLE Hopkins Airport, OH	36	40 min
Columbus, OH	95	1.5 hrs
Mansfield, OH	35	40 min
Youngstown, OH	77	1.15 min
Pittsburgh, PA	137	2.15 hrs
Sandusky, OH	59	1.25 min

**Lodi, Ohio**, is located in Medina County, just minutes from the I-76/I-71 interchange, which is known as the busiest interchange east of the Mississippi River. In addition to these interstates, U.S. Route 224 and U.S. Route 42 are only a 4-minute drive away, making commuting by car very convenient.

Situated 30 minutes from Akron and 50 minutes from Cleveland, Lodi is a small town that offers many of the conveniences of larger cities. For major travel, both the Cleveland-Hopkins International Airport and the Akron-Canton Regional Airport can be reached within a 42-minute drive.

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