

FLEX/OFFICE FACILITY

720 S EDGEWOOD AVE
URBANA, OH 43078



Property Highlights:

Square Feet: 12,760 SF - Divisible

Office Space: 8,260 SF

Warehouse Space: 4,500 SF

Lease Rate: \$6.50-\$8.00 NNN

- ✓ 2026 Renovation
- ✓ High Class Office
- ✓ Move-In Ready
- ✓ Office & Flex Space



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Lease Rate: \$6.50-8 NNN SF/YR

Location Information

Street Address: 720 S Edgewood Ave
City, State, Zip: Urbana, OH 43078
County: Champaign
Side of the Street: Northwest
Signal Intersection: No
Road Typed: Paved
Nearest Highway: OH-29
Nearest Airport: Columbus

Building Information

Building Size: 12,760 SF
Ceiling Height: Up to 10.5'
Office Space: 8,260 SF
Warehouse Space: 4,500 SF
Number of Floors: 1
Year Built: 1977
Remodeled: 2026
Roof Condition: Good
Free Standing: Yes
Construction Type: Brick/Metal
Drive-In Doors: One-8' x 9'

Property Information

Property Type: Flex
Property Subtype: Office/Warehouse
Zoning: Manufacturing
Parcel #: K48-25-11-01-33-020-01
Power: 240 Volts; 1600 Amps; III Phase
Rail Access: No

Parking & Transportation

Parking Type: Asphalt

Utilities & Amenities

Office Floor: Tile & Carpet
Warehouse Floor: 6" Concrete
Office HVAC: Heat & Air Condition
Warehouse HVAC: Furnace Heat
Bathrooms: Two-Men & Two-Women
Lighting: T-8
Kitchenette: Yes



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