

# FOR LEASE

**45 South Montgomery Ave. Youngstown, Mahoning County, Ohio**

## Former Cold Metal Products Building

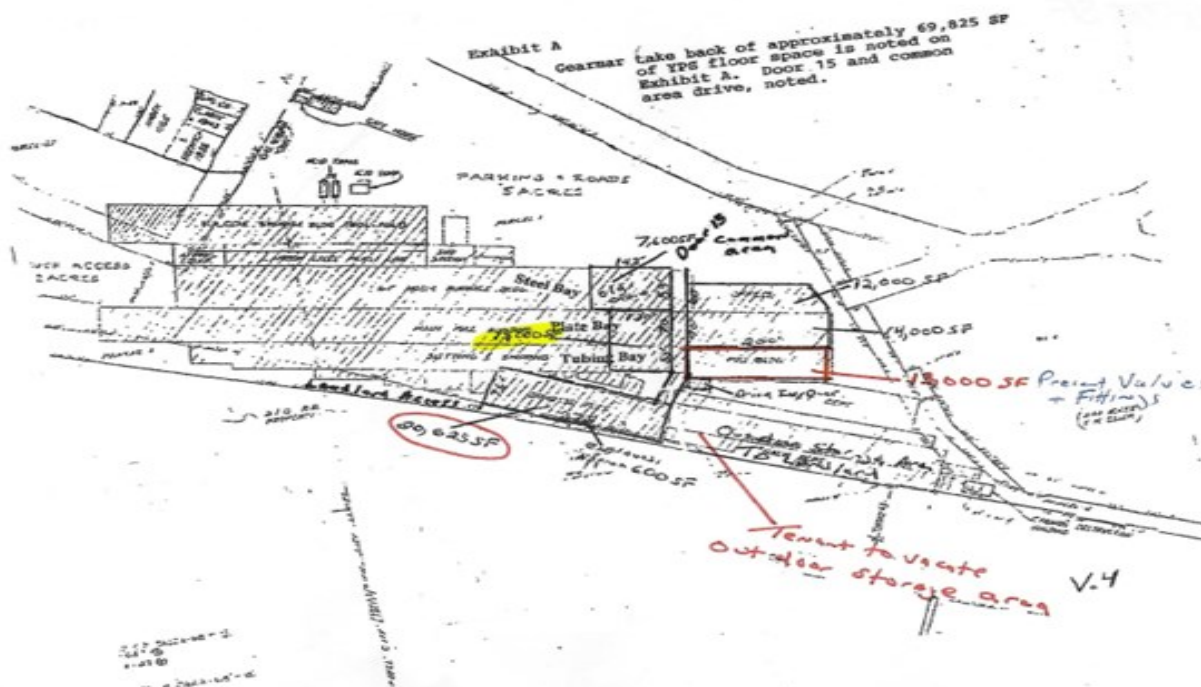


### Area Description:

The subject site is situated at the south-east corner of Center & Lawrence Streets. The common address is 45 South Montgomery Ave. Youngstown, Ohio.

**Available is approx. 69,825 sq. ft. of mill quality industrial space. May divide.**

**Base rent \$2.75 per sq. ft.  
plus utilities.**



**CONTACT:** Scott Lewis

**Edward J. Lewis, Inc. (330) 746-6581**  
**27 S. Hazel Street**  
**Youngstown, OH 44503**

**Lewis**  
Edward J. Lewis, Inc.

**ALL INFORMATION BELIEVED TO BE CORRECT BUT NOT GUARANTEED 11/14/24**