

*SUMMIT*

OFFICE PARK

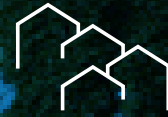


FOR LEASE

*SUMMIT 4*

4 SUMMIT PARK DRIVE | INDEPENDENCE, OH 44131

**CBRE**



# *PROPERTY*

DETAILS

- **Office building, 3 stories totaling 76,181 RSF**
- **Floor sizes range from 23,000 RSF to 27,000 RSF**
- **Summit Office Park offers amenities to all tenants including conference rooms, 50-seat tiered amphitheater, fitness center with locker rooms/showers/sauna, and a cafe with eat-in & take-out service for breakfast and lunch**
- **There is ample free surface parking located adjacent to the Building and covered/reserved parking is available for a monthly fee**
- **Additional area amenities located along Rockside Road include multiple restaurants, hotels, retail stores, convenience stores and banking**
- **Central location with easy access to major highways including I-77 and I-480. Perfect location for travel to downtown Cleveland, Akron and Hopkins International Airport**



**ADDRESS**

**4 Summit Park Drive  
Independence, Ohio 44131**

**LOCATION**

**Summit Office Park, located adjacent to  
I-77 and Rockside Road in Independence, OH**

**TOTAL SF**

**76,181 RSF**

**NUMBER OF FLOORS**

**Three (3)**

**TYPICAL FLOOR SIZE**

**Approximately 23,000 RSF to 27,000 RSF**

**AVAILABILITY**

**Up to 40,721 RSF**

**RENTAL RATE**

**\$18.00 per RSF**

**ELECTRICITY**

**Electric usage for base plugs and lights**

**BUILDING FACTOR**

**13% multi-tenant floor factor**

**JANITORIAL**

**Five (5) nights per week, excluding legal holidays**

**AMENITIES**

**Summit Office Park amenities include conference rooms, 50-seat tiered amphitheater, fitness center and a cafe with eat-in and take-out service for breakfast and lunch. Additional amenities are located along Rockside Road within minutes of the building.**

**PARKING**

**There is ample free surface parking located adjacent to the building, Reserved garage parking is available for a monthly fee.**



# PROPERTY *AMENITIES*

- A 50-seat tiered amphitheater located in Summit 3
- Building conference rooms throughout the complex
- There is ample free surface parking located adjacent to the Building and covered/reserved parking is available for a monthly fee
- Summit 2 offers a cafe with eat-in and carry-out dining for breakfast and lunch
- Fitness center with locker rooms/showers/sauna located in Summit 3
- Summit 2 and 3 offer a courtyard sitting area between the two buildings





TYPICAL  
*FLOOR PLAN*



**SUMMIT**  
OFFICE PARK

PROPERTY  
**AERIAL**

# SUMMIT 4

4 SUMMIT PARK DRIVE  
INDEPENDENCE, OH 44131

FOR INFORMATION ON LEASING OFFICE SPACE,  
**PLEASE CONTACT:**

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## CBRE