

# FINDLAY MALL REDEVELOPMENT

## Findlay, OH Overview

Findlay, Ohio is located approximately 40 miles south of Toledo and about 90 minutes from Columbus, Dayton, and Detroit. The low cost of living and central location to surrounding larger cities allow Findlay to be a sought-after location for companies. As a result, publicly traded, Fortune 500 companies such as Marathon Petroleum Company and Cooper Tire and Rubber Company have their U.S. headquarters in Findlay. Whirlpool chose Findlay, OH for their dishwasher manufacturing and distribution center. This plant is considered as the largest dishwasher plant in the world, based on production Findlay is home to several other distribution centers including Best Buy, Lowe's and Campbell Soup Company.

1800 Tiffin Avenue, Findlay, OH 45840



**Up To 230,000 SF Redevelopment Warehouse / Flex / Retail Available at Findlay Mall**

### Property Highlights

- EXCELLENT VISIBILITY ON TIFFIN AVENUE WITH 20,000 VPD AND MORE THAN 400 FT OF FRONTAGE
- MAIN RETAIL CORRIDOR IN FINDLAY, OHIO
- TEMPERATURE CONTROLLED WAREHOUSE
- 18 FT CEILING HEIGHTS
- OVER 1,000 PARKING SPACES

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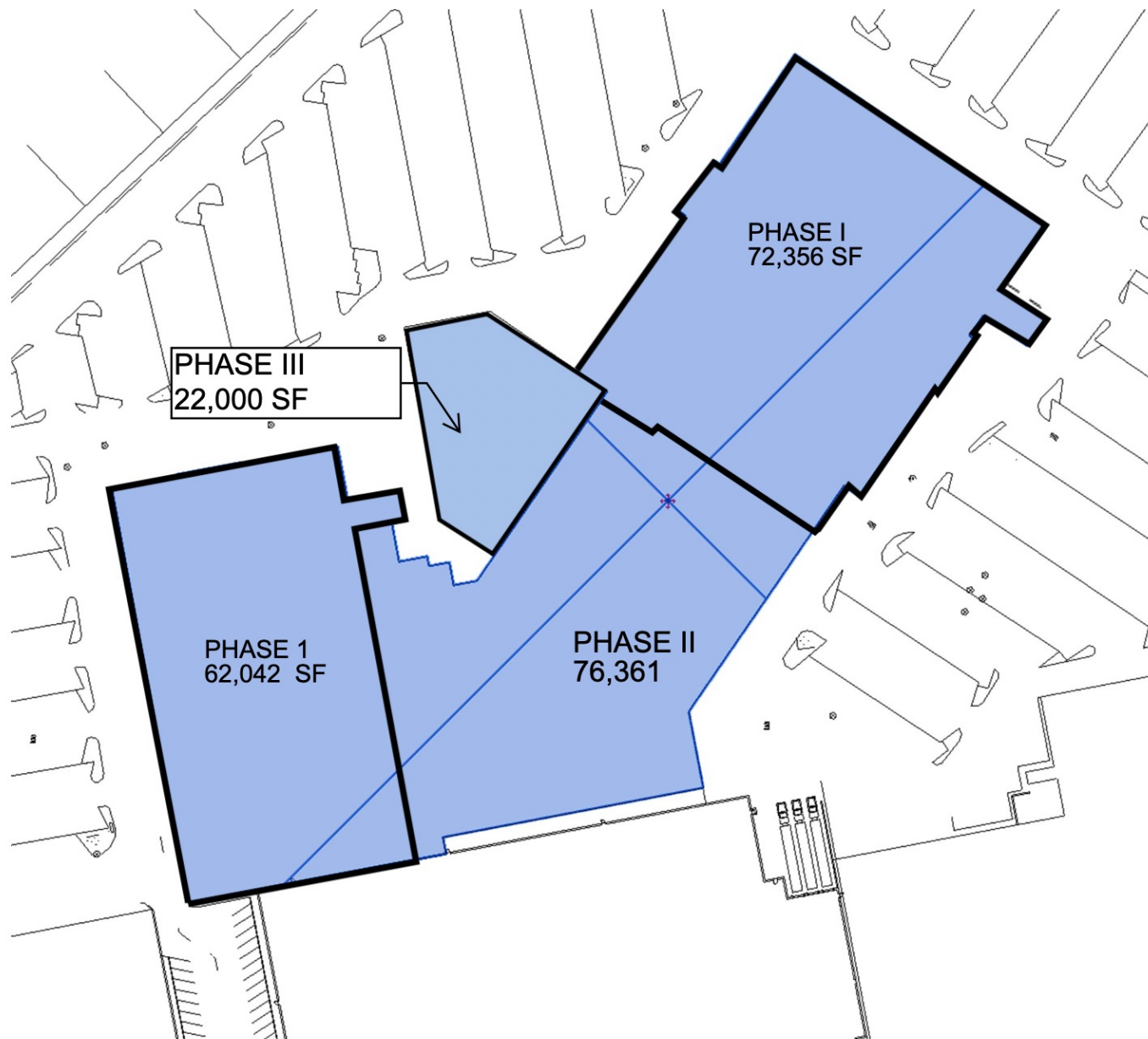
# REDEVELOPMENT PLAN



# NEW AVAILABLE SPACE

Phase I = 134,398 SF | Phase II = 76,361 SF | Phase III = 22,000 SF

Total Area = 232,759 SF



# LOCAL AERIAL VIEW



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# FINDLAY AERIAL VIEW



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