

FOR LEASE

INDUSTRIAL/WAREHOUSE SPACE

2200 SCRANTON ROAD, CLEVELAND, OH 44113



Rentable Area: 21,916 sq. ft. Industrial/Warehouse Building

Property Information:

Rentable Area: 21,916 sq. ft. Industrial/Warehouse Building
Total Building Area: 34,491

Features: Dock – 1 Enclosed, Drive-in Door: 1 10' x 10',
Ceilings 12' to 14', Post Spacing – 25' x 20', Crane – 1 in bay
and 1 in dock area, Small Office Area, Bathroom w/Shower

Power – Single Phase 200 AMP and 3 Phase 400 AMP

Sprinkler: Yes/Dry System and Monitored by ICU Security

Heating: Gas Unit Heaters and Vantage Tube Heaters

Rental Rate: \$4.50 per sq. ft. NNN
Additional Rent (CAM): \$.61 Per sq. ft. Includes:
Taxes, Insurance, and Stormwater Fee.
Plus: CAM

Term: 3-5 years plus options

Parking: Common Area

Zoning: Heavy Industrial

All information submitted herein was received from sources deemed reliable. It is subject to errors, omissions, prior sale/lease and withdrawal from the market without notice. Seller/Lessor and broker make no representation as to the environmental condition of

For more information contact:

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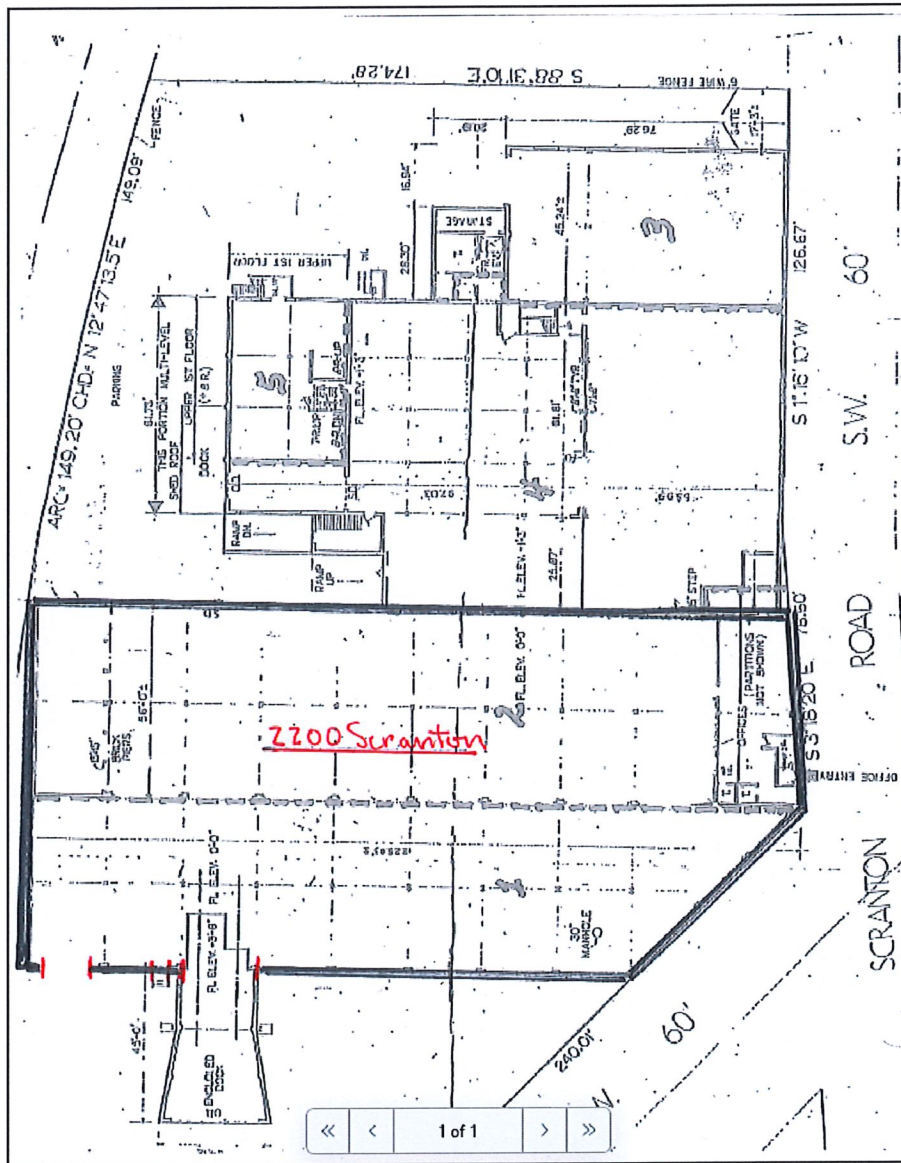
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