



Building for Sale



Location: 7806 Lorain Avenue, Cleveland, Ohio 44102

Size: 7,665sf Total Approximately
4,235sf First Floor (35' X 121')
3,430sf Second Floor (35' X 98')

Ceilings: Approximately 12'

Taxes: \$6,334.60 / Year

Land: 0.11ac 35' X 131'

Access: Front Door and Rear Overhead Drive in Garage Door (off Colgate Court)

Utilities: Gas, Electric, Water/Sewer

Construction: Concrete Block and Brick, Wood & Glass Front

List Price: \$350,000

Contact: **Ronald L. Nicklos**
Nicklos & Company
Cell 216-272-9251

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