



2557 CENTER ROAD
HINCKLEY, OH 44233

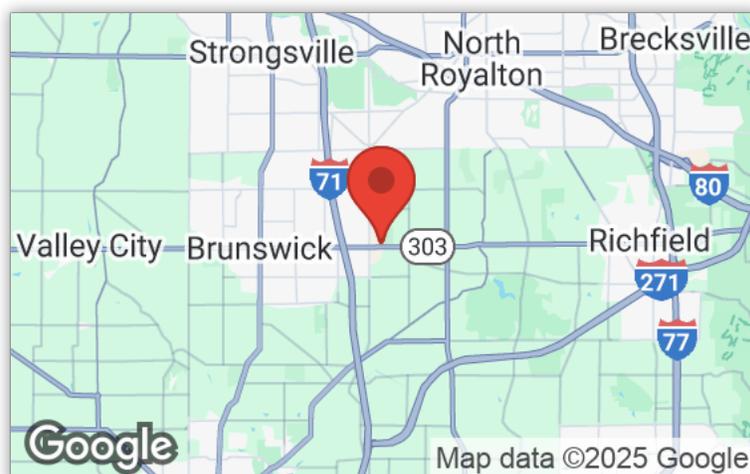
LEASE RATE: \$2,700/MO

FULL SERVICE, **ALL** UTILITIES AND FEES INCLUDED!



PROPERTY HIGHLIGHTS:

- Available: 2,500 SF
- Full service lease: 3-year term
- Unit 2557 consists of 2 private offices, conference room, cubicle space, kitchenette, and 2 private restrooms (1 in the executive office)
- Year Built: 2001
- Signage on Building and Monument Available
- Parking: 7 spaces per unit
- Traffic Count: ±13,000
- Zoning: Local Commercial
- Highway Access: 1 mile to I-71/SR-303



LISTING AGENTS

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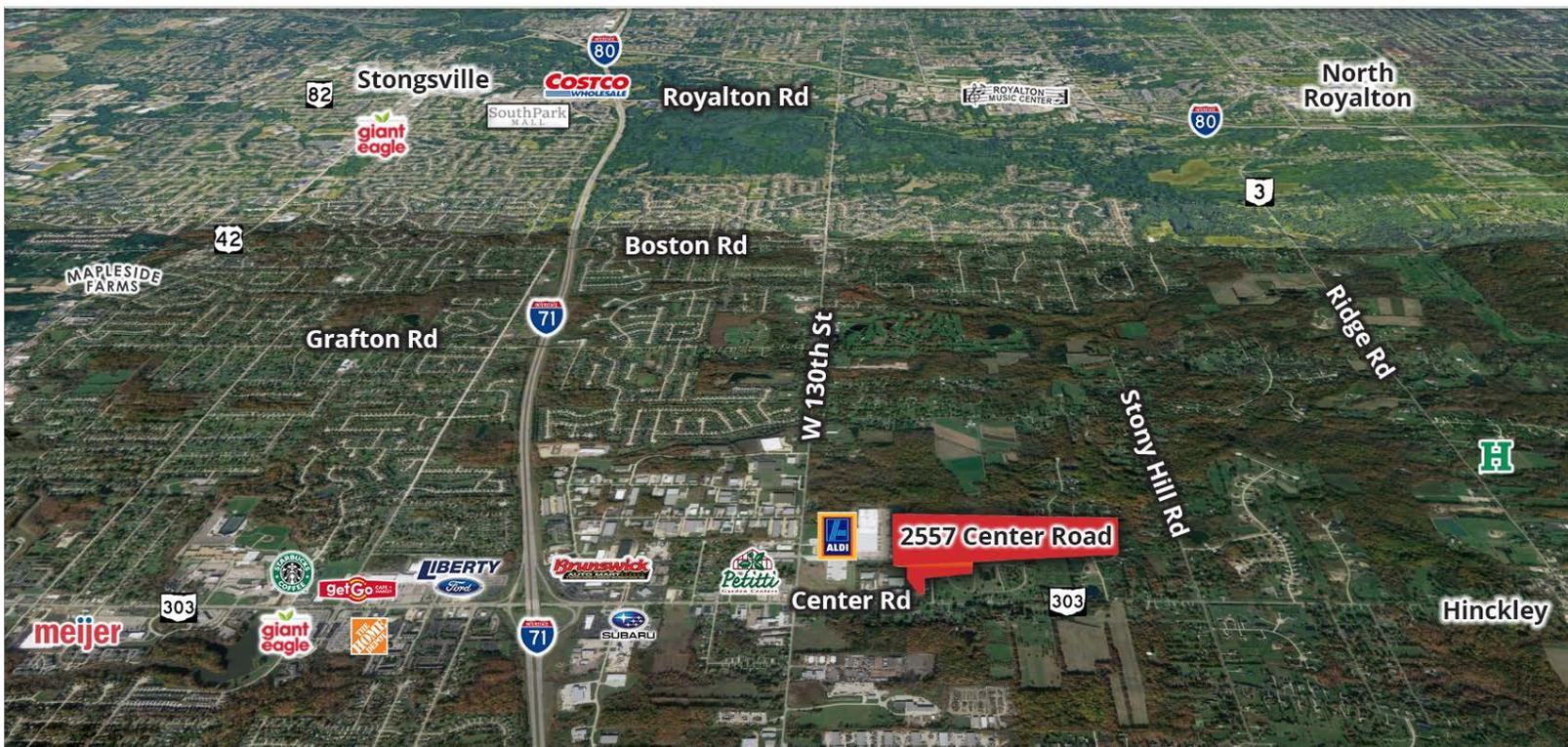
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PROPERTY OVERVIEW

2557 Center Road is 6,000 SF consisting of 2,500 SF of office space and 3,500 SF of warehouse space in an industrial condominium complex. The available office space is filled with natural light, with windows throughout. The space includes two private offices; one of the private offices contains a private restroom, conference room, kitchenette, two additional restrooms, and multiple cubicle spaces.

LOCATION OVERVIEW

2557 Center Road is conveniently located 1.2 miles away from Center Road I-71 interchange and 2 miles from downtown Brunswick. This is located near the intersection of Center Road and W 130th Street in Hinckley Corporate Parkway.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	7,968	47,224	146,554
Total Units	3,660	21,544	65,725
Median Income	\$63,732	\$66,245	\$59,501

The information contained herein is from sources deemed reliable but no warranty or representation is made to the accuracy thereof.

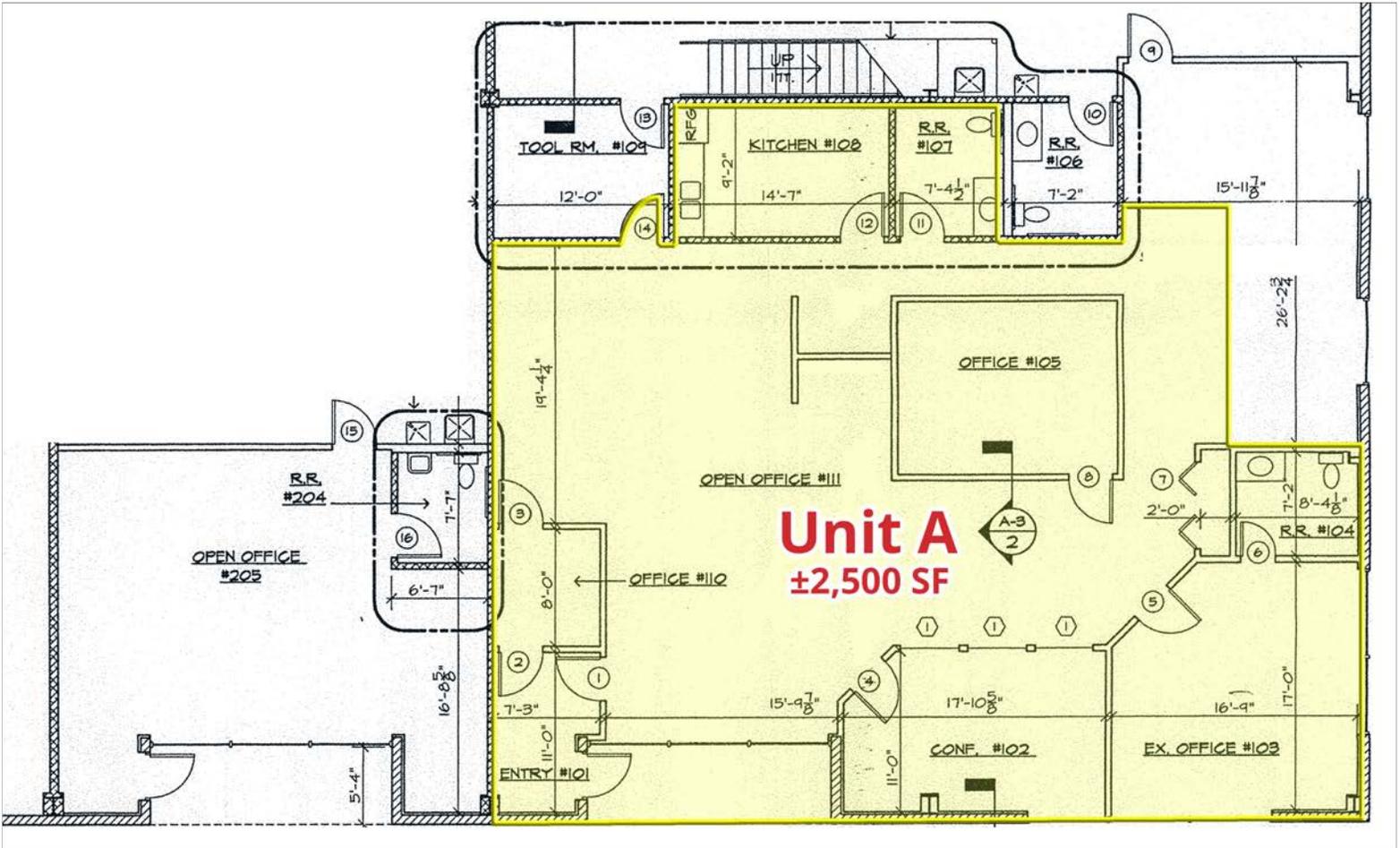


OFFICE SPACE AVAILABLE FOR SUBLEASE



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