



947 Longview Ave Mansfield, Ohio 44903

TOTAL SQ FT	8,820
SALE PRICE	\$619,000.00
PARCELS	0270400404000 0270400403000 0270400405000
ACRES	1.15
ZONING	I1
YEAR BUILT	1970
OVERHEAD DOOR	(2) 12' x 14'
NOI	\$53,550
CAP	8.6%

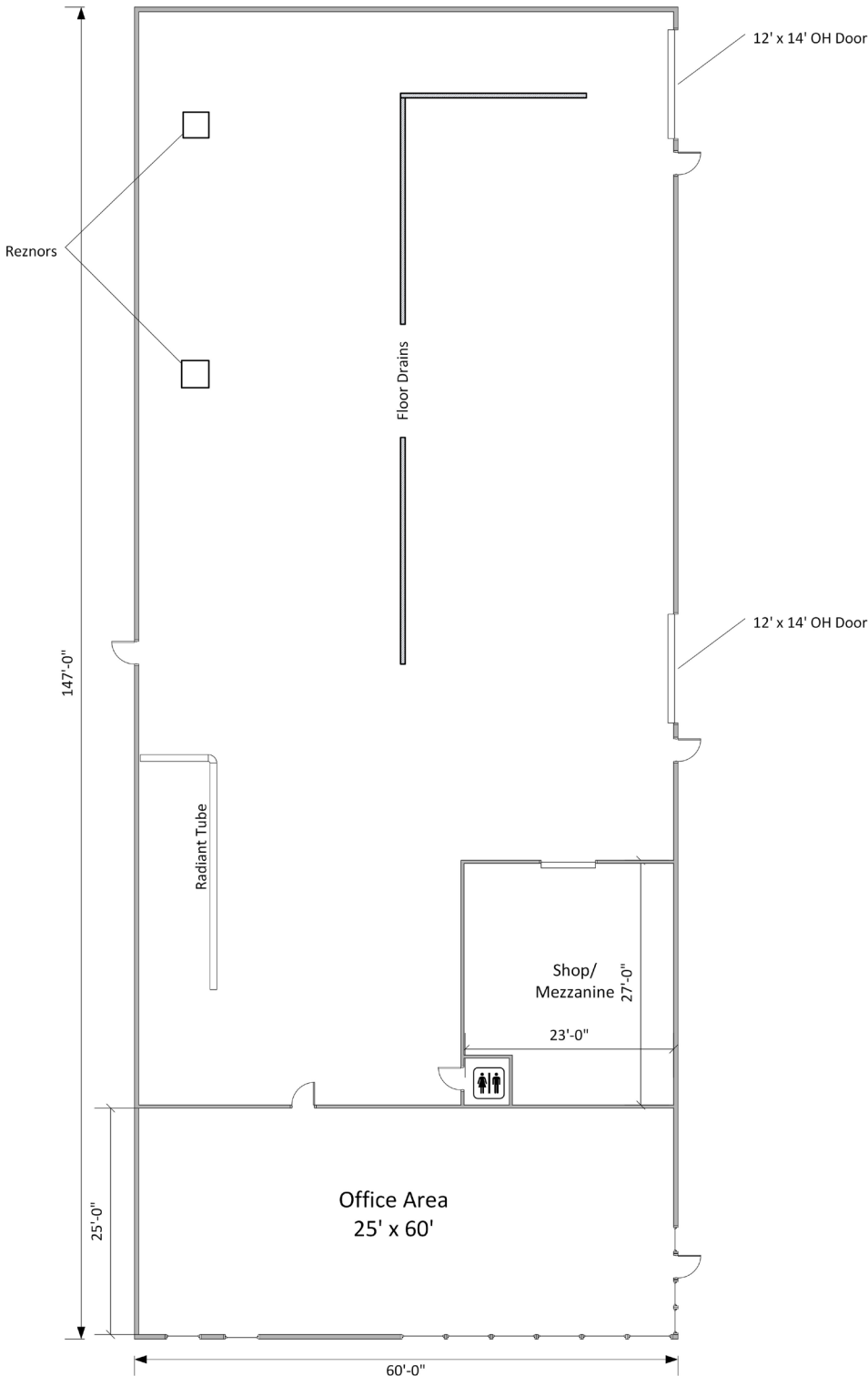
Steve Marcelli

P 330 327 5834
steve@naispring.com

Property Details

- Triple Net investment leased to Standard Plumbing through December 2026 with renewals.
- Frontage and signage along Route 30.
- 8,820/SF building with nice offices, on grade doors.
- Fenced in 1/2 acre lot.
- Driveway easement with neighboring property owner.
- Mixtures of forced air and radiant heat.
- Excellent access Route 30.
- Confidential Sale - All showing scheduled through listing agent. Do not contact tenant directly.

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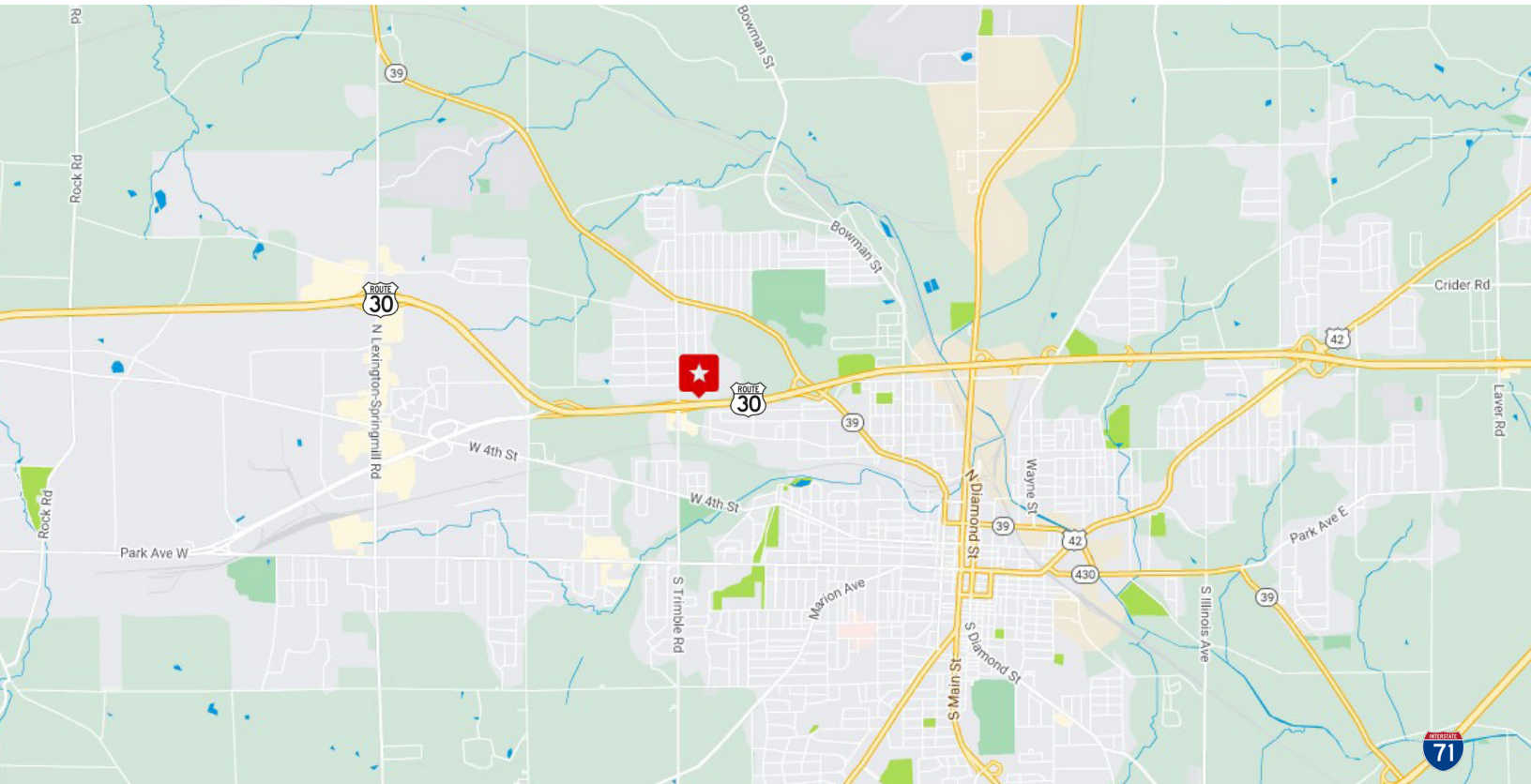


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