

FOR LEASE / SALE / REDEVELOPMENT

150,000 SF HIGH IMAGE OFFICE BUILDING ON 17.5 ACRES

4500 Munson Street NW | Canton, Ohio 44718



David Horowitz

216-470-9795

david@presidiocres.com

Rocco DiPuccio

216-536-9890

rocco@presidiocres.com

PRESIDIO
COMMERCIAL REAL ESTATE SPECIALISTS

HIGHLIGHTS



Building Size: 150,000 SF

Land Area: 17.54 Acres

Lease Rate: Unpriced

Availability: Immediate 1.1.2023

Space Type: Office, Call Center, Flex

Year Built: 2000, 2015

Renovated: 2015 to Present

Parking: 1,355 Spaces (42 HC)

Floors: Two

Elevators: Two Upgraded April 2022

Zoning: B - 3

Tax Parcel: #1623450

- 150,000 SF two-story office building
- Desirable location in Jackson Township (no income tax)
- Convenient access to I-77 and Belden Village Mall
- Former single tenant Synchrony Financial invested \$2M in renovations in recent years
- Plug-and-play opportunity with furniture/workstations in place
- Fully equipped commercial-grade kitchen and cafeteria space
- Ten minute drive to Akron Canton Airport
- Ample surface parking; 1,355 spaces
- B-3 Zoning allows for many alternative uses including Senior Living, Hospital & Medical Clinic/Offices, College/School, Recreational/Amusement Facilities, Hotel, and Retail

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PHOTOS



BREAK ROOM



INTERIOR

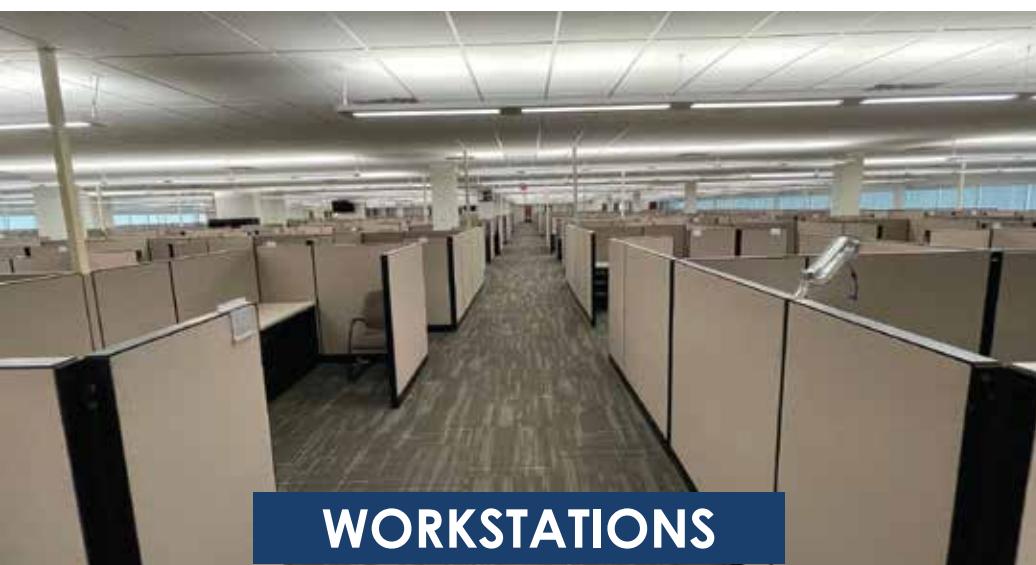


CAFETERIA

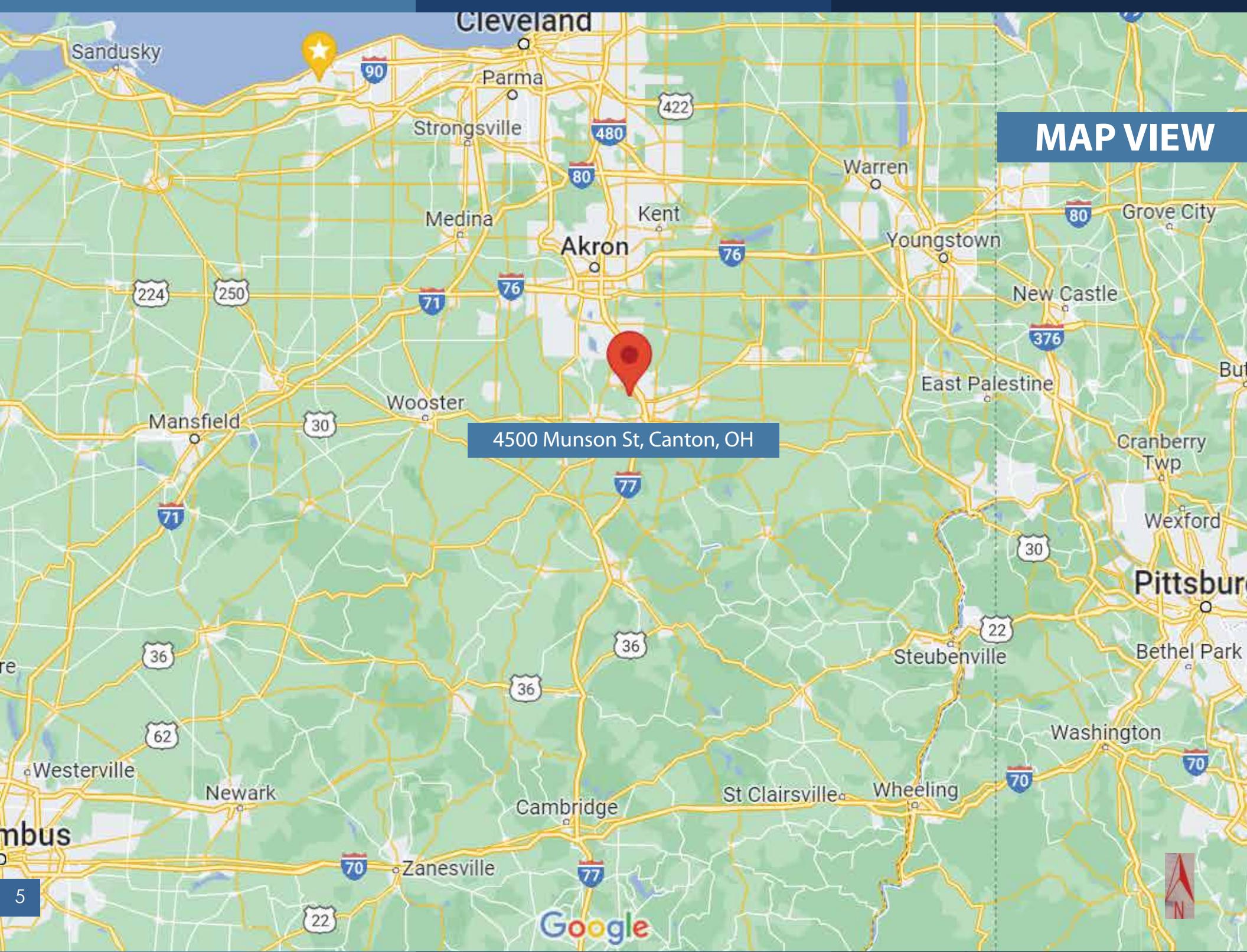


CAFETERIA 2

PHOTOS



MAP VIEW





AERIAL VIEW

