

8624 Station Street

32,178± SF, 2.92± Acres, Industrial For Sale

Mentor, Ohio 44060 (Lake County)



Property Features:

- 32,178± SF Total Buildings
 - 26,118± SF Main Building
 - 18,331± SF Warehouse
 - 7,787± SF Office/Showroom
- 4,010± SF Outbuilding - Warehouse
- 2,050± SF Outbuilding - Mechanics Building
- Skylights in Building
- 2.92± Acres (2.76± Acres Net)
- 13' - 17' Ceiling Heights
- 2-Ton Crane
- 7 Truck Docks - 6 Drive-in Doors
- Brick Block Construction
- Radiant Tube and Reznor Heating Units
- 220v/440v/3-Phase Power
- Zoned M-1, Light Manufacturing
- Fenced-in Property
- In the Heart of Mentor Industrial Corridor
- Situated just East of SR 615 on Station Street

Call for Pricing



Contact:
Neil Sawicki, SIOR, Broker

BRKP.2004001745

440-255-5552 x13 Office

440-339-8585 Cell

Neil@GlobalCommercialRE.com



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This information has been secured from sources we believe are reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information. Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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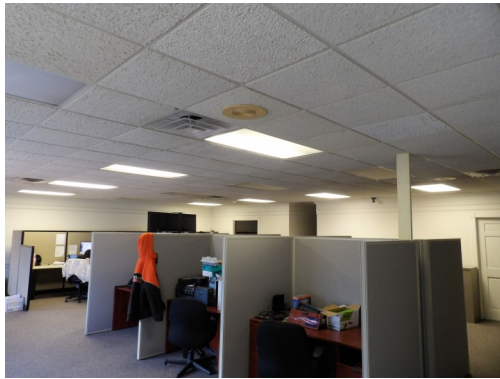
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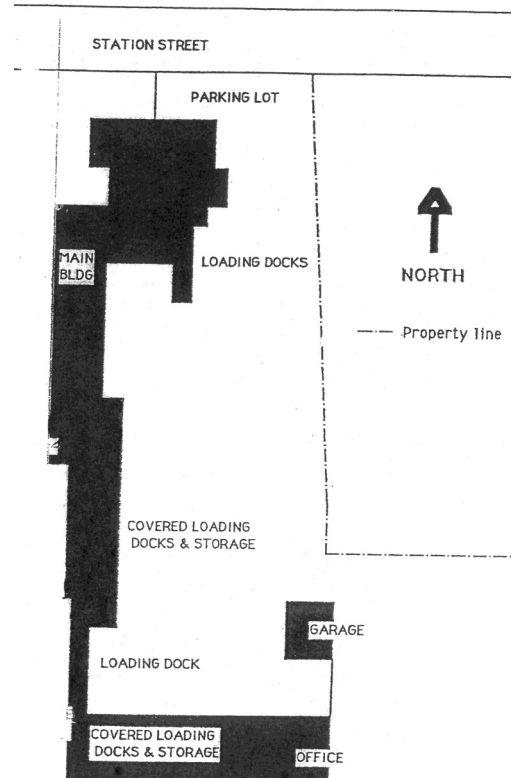
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