

27354 Center Ridge Rd, Westlake, OH 44145

MLS#: **5110643**

Status: **Active**
New Listing

Prop Type: **Commercial Sale**

Sub Type: **Office Condo**

List Price: **\$209,900**



County: **Cuyahoga**

Parcel ID: **TX 212-30-306**

Twp: **Westlake**

Subdiv: **Old Oak Office Park Condos**

School Dist: **Westlake CSD - 1832**

Yr Built: **2000/Public Records**

SqFt Total: **\$/SqFt:**

Map:

Directions: **West of Dover Center Road on north side of Center Ridge Road (across the street from the Westlake Public Library).**

Legal/Taxes

Taxes: **\$5,480** Tax Year: **2024** Assessment: **No** Homestead:
Legal: **45 UNIT 5 OLD OAK OFFICE PK 2ND AMEND**
Annual RE Tax: Zoning:

General Information

Approx Fin SqFt: **Auditors Website**
Office SqFt: **1,980** Lot Size (acre): **0.01** DriveIn Door Max Hgt:
Residential SqFt: Lot Size Source: **Auditors Website** Drive In Door Min Hgt:
Location: **Office Park, Suburban**
Business Type: **Medical, Professional/Office**

Income/Expense

Total Gross Rent: Maintenance: **\$394** Additional Exp 2:

Features

Basement: **No, None, Slab**
Bldg Feat: **Bathrooms, Patio, Signage**
Fence:
Heating: **Forced Air** Roof: **Asphalt/Fiberglass**
Water: **Public** Cooling: **Central Air**
Parking: **Asphalt, On Site, Parking Lot** Sewer: **Public**
Prop Cond: **Actual YBT**
Addl SubType: **Condo, Office, Professional**
Location: **Office Park, Suburban**
Current Use: **Vacant**

Remarks:
1,980 square foot office condo in Old Oak! Terrific Center Ridge Road location; close to freeways, the airport and conveniences. Last used for many years as a successful chiropractic office. Waiting room, reception area, plenty of offices, open space, storage, laundry hook-up, half bath and a small private patio at the rear. Turn your current rental situation into a retirement investment or add to your portfolio. Immediate occupancy available. Professionally managed facility.

Agent/Broker Info

List Agent: **Brian G Walsh (357822)** List Office: **Affordable Listing Services (20054)**
Contact #: **440-544-6557** Office Phone: **440-544-6557**
LA Email: **bgw@affordablelistingservices.com** Office Fax:
LA License #: **OH BRKP.0000357822** Brokerage Lic: **2002015785**
Attrib Cnt: **440-544-6557 bgw@affordablelistingservices.com**
Waived Agt: **No**

Showing

Electronic Lock Box: **No** Serial #:
Showing Contact: **440-686-0100** Type: **Showing Service**
Showing Rqmts: **Showing Service**
Showing Remarks: **Call anytime, schedule online or use Showingtime link above.**
Show Address to Client: **Yes**

Distribution

Internet Listing Y/N: **Yes - No AVM** Internet Address Y/N: **Yes** Internet Consumer Comm Y/N: **No**

Listing/Contract Info

Broker Remarks: Monthly Condominium Association Fee is \$393.75. Per property manager: Barnett Management, Inc. 216-831-0165 this unit can be rented (minimum 12 month lease).

Prepared By: Brian G. Walsh ~ Information is Believed To Be Accurate But Not Guaranteed