COMMERCIAL PROPERTY BRIEF

4618 Dressler Rd NW, Canton OH 44718
330-492-5550 FAX: 330-493-5312
Visit our Web Site: www.cutlerci.com

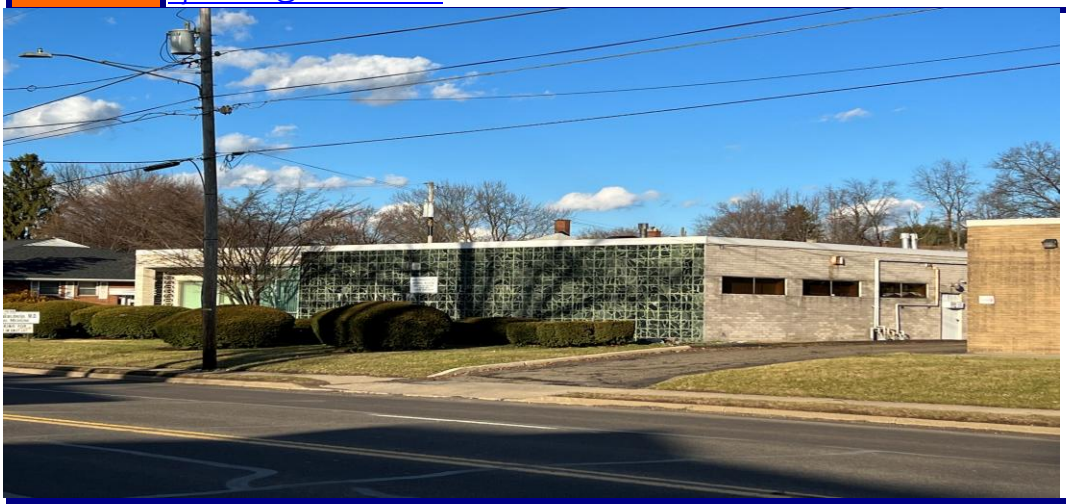
MLS #:	5124337
E-MAIL:	Yes
INTERNET:	Yes
LOOPNET:	Yes

Address:	1930 Fulton Rd NW
City/Local:	Canton Ohio 44709
Directions:	Corner of 20th and Fulton
Nearest Interchg:	Rt 62/I-77 Fulton
Name of Business:	

LEASE:	
Office:	X
Industrial:	
Vacant Land:	
Business Oppor:	
Retail:	

SALE:	
APTS:	
RETAIL:	
INDUSTRIAL:	
OFFICE:	
LAND:	
MULTI-FAMILY:	
BUSINESS OPPOR:	
BUILDING:	
OTHER/MISC.	

CONTACT: Brenda Jackson 330-284-2395
bjackson@cutlerci.com



SALES INFORMATION

Price:	NA
Taxes:	
Insurance:	
Sewer:	
Trash:	
Snow/Lawn:	
Gross Income:	
Total Expense:	
Net Income:	
Current Occupancy:	
Financing:	

BUILDING INFORMATION

Acreage:		Office Space:	
No. of Units:	1	Air Conditioning:	CAC
No. of Floors:	1	Type of Heat:	GFA
Parcel #		Power Available:	
Total Usable Sq. Ft:	1,298	Electric Service:	
Age of Bldg:		Thickness of Floor:	
Elevators:		Unit/Bay Sizes:	
Sprinklers:		Plans Available:	Yes
Ceiling Height:		Parking Spaces:	Onsite and Lot
Docks:		Description:	
Drive in Doors:			
Size:			

LEASE INFORMATION

Sq. Ft. Available:	1298
Rate:	
Mo. Rent:	$2500/month
Term Desired:	1-5 years
Possession:	Vacant
Will Owner Remodel For Tenant:	
Indicate Who Pays:	
Utilities:	Tenant
Repairs:	
Taxes:	Owner
Bldg. Insurance:	Owner
Water & Sewer:	Owner

ADDITIONAL INFORMATION

Office Suite Available For Lease

Suite 103 has a Lobby, conference room, 7 offices, kitchen, storage room and 2 restrooms. Approximately 1298 sqft

This suite offers front door parking plus an additional lot for overflow parking. Easy access to Rt 62, I-77, Hospitals, Prop Football HOF downtown Canton and Belden Village

Frontage:	
Depth:	
Zoning	B-1
Gas:	Dominion
Water:	Public
Sewer:	Puublic
Electric:	AEP
Topography:	
Survey Available	
Distance:	
Traffic Count:	
Rail:	

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