

FOR LEASE – INDUSTRIAL SPACE

425 Napoleon Rd, Ste. 5, Bowling Green, OH 43402

5,139 Square Feet, \$2,784 /MO.



Located in Bowling Green's established light industrial corridor, this single-story facility offers a well-maintained space ideal for warehousing, distribution, or light manufacturing. Recently updated in 2025, the property features ample on-site parking and convenient access to South Main Street and regional transportation routes. Its strategic Northwest Ohio location makes it an excellent choice for businesses seeking efficient operations and room to grow.

Property Highlights

- Established Light Industrial Location
- Single-Story Facility
- Ideal for Warehousing, Distribution & Light Manufacturing
- Recently Updated (2025)
- Ample On-Site Parking

For More Information



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Available

Offer Summary

Lease Rate: \$6.50/SF = \$2,784/MO

Service Type: NNN

Available Space: 5,139 SF

General & Building Information

Number of Stories: One

Year Constructed: 1949 (Renovated 2025)

Condition: Good

Acreage: 3.6

County: Wood

Zoning: M-1 Light Industrial

Parking Spaces: 50+

Exterior Walls: Brick/Block

Structural System: Steel/Wood

Roof: Torch Down

Floors: Concrete

Basement: No

Restrooms: Yes (One in Unit)

Ceiling Height: 14' (Warehouse Side)

Heat: Forced Air (Office Space)

Air Conditioning: Yes (Office Space)

Fire Sprinklers: Yes

Delivery Area: Yes

Exterior Signage: Yes

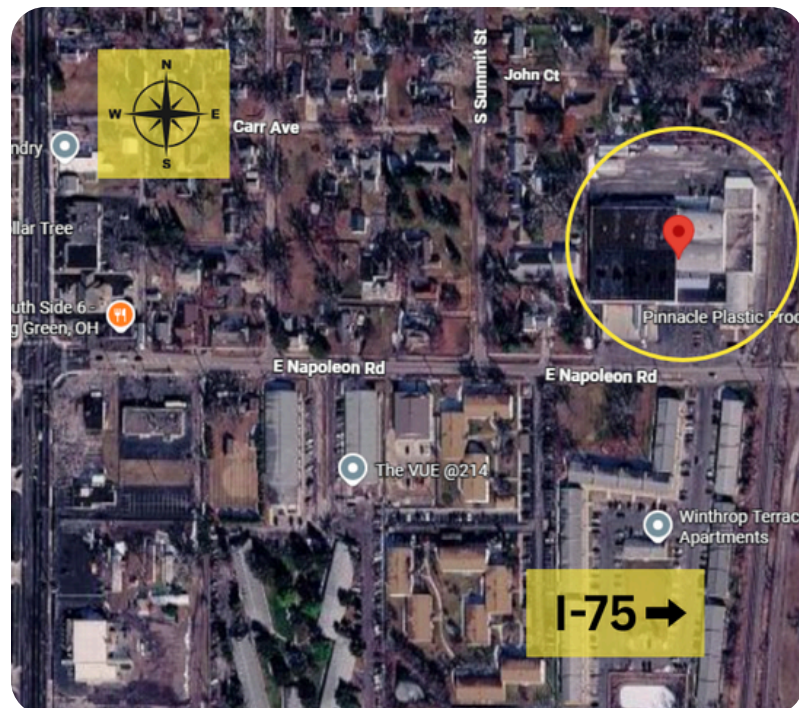


Unit Information

Current Occupant: Vacant

Occupancy Date: Available Now

Sign on Property: Yes



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