



Space Profile for

Unit: #14

Area: 5320 sq ft

Address

16881 Chagrin Blvd.

Shaker Heights, OH 44120



400 N. Tampa St., Suite 2210

Tampa, FL, 33602



First National Realty Partners

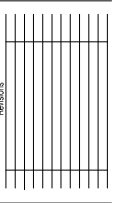
125 Half Mile Rd  
Suite 207  
Red Bank, NJ 07701

**Unit # 14  
Main Floor  
+/- 5,320 SF**

Square footage shown was measured on-site and  
adheres to BOMA standards

Width  
+/- 70'

Depth  
+/- 80'



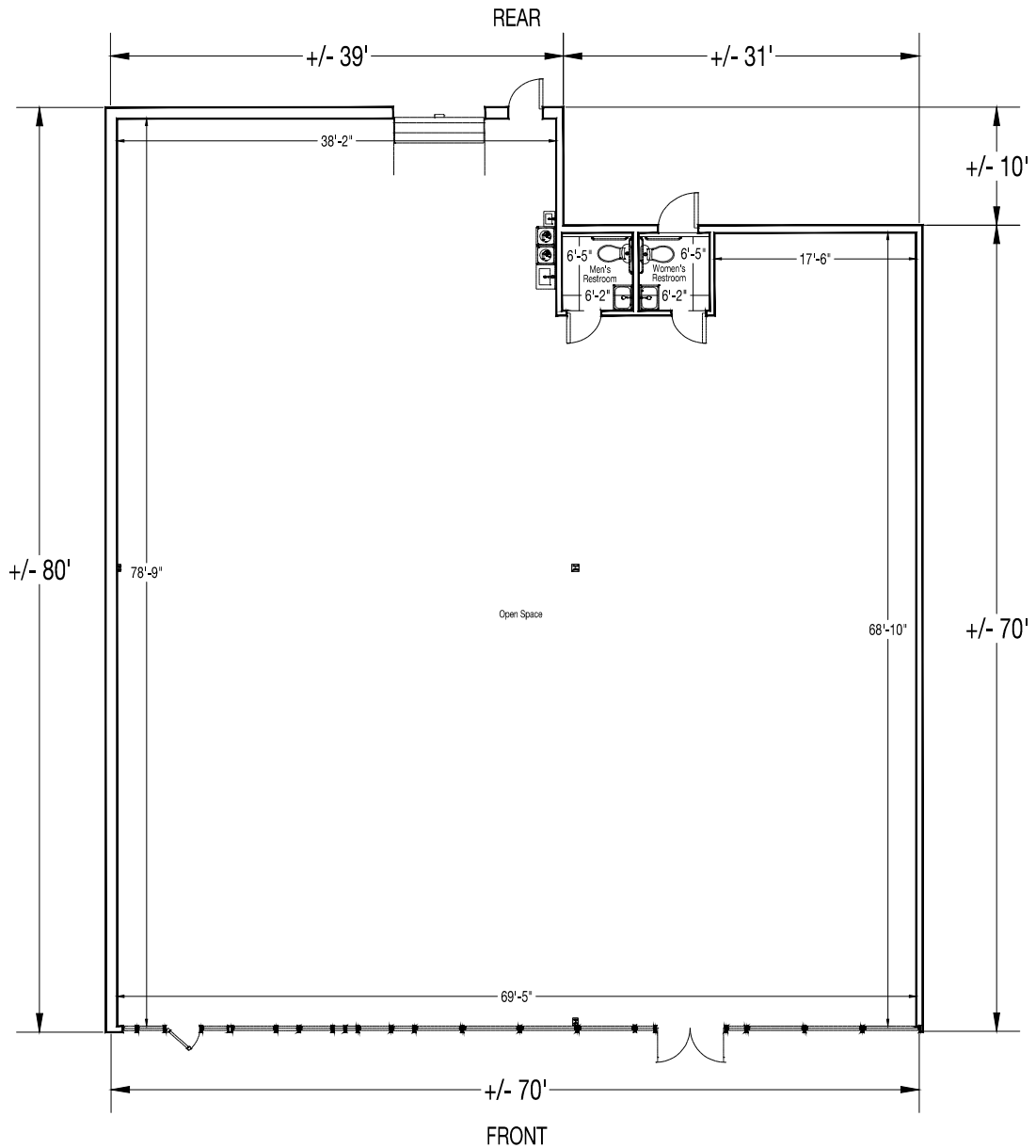
**Floorplan**  
Prepared 8/19/2021  
Unit # 14

Plans produced by:  
**ID PLANS**

400 N. Tampa St, Suite 2210  
Tampa, FL 33602  
Phone: 866-867-5545  
IDPlans.com

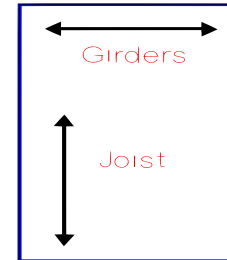
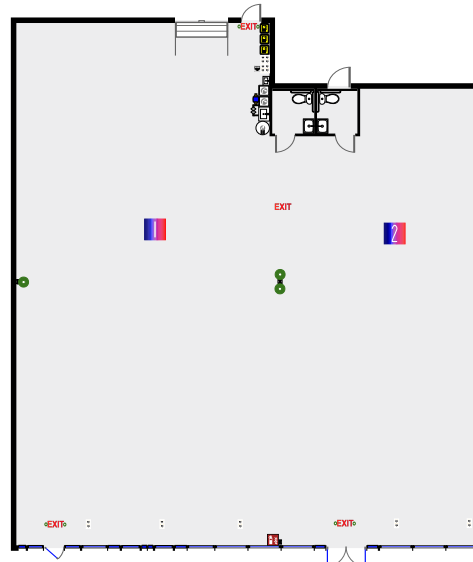


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






1 MAIN FLOOR

Rear

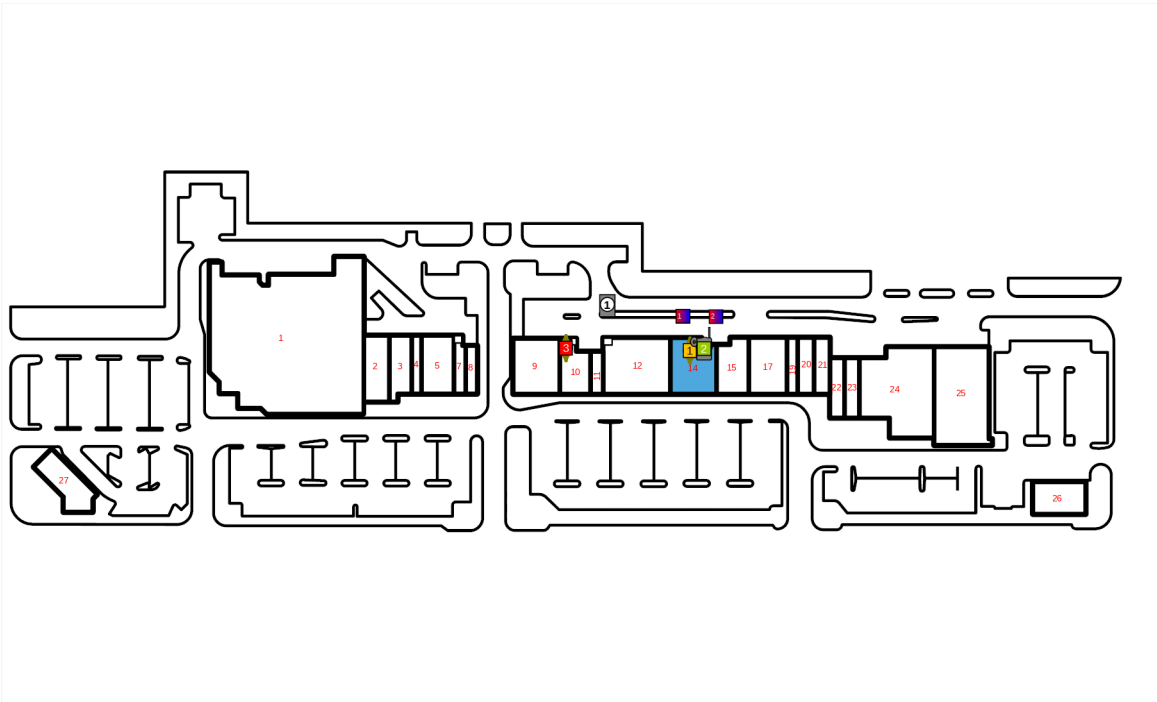


Front

# Legend

	Breaker Panel		Fire Extinguisher		Ceiling Fan w/ Light		Fire Sprinkler
	Circular Column		Fire Alarm Pulldown		Rectangular Column		Pocket Door
	Appliance Outlet		Glass Door		Refrigerator		Track Lighting
	Fire Alarm		Handicap Handrail		Roll-Up Door		2-Bulb Fluorescent Lighting
	Drinking Fountain		Roof Hatch		Sink		3-Bulb Fluorescent Lighting
	Door		HVAC Unit		Swing Door		4-Bulb Fluorescent Lighting
	Double Hung Door		Recessed Light		Toilet		Ceiling Air Vent
	Electrical Outlet		Staircase		Can Light		Air Diffuser
	Emergency Light		Water Heater		Urinal		Ceiling Fan w/o Light
	Exit Light		Telephone Panel		Thermostat		Air Handler
	Tankless Water Heater		Window Wall Opening		RJ 45		Fire Alarm Control Panel
	Step Down Transformer		Maintenance Sink		Window		
	Disconnect						

Disclaimer: All items may not show on feature pages.



## Space Overview

Overview	Actual Square Footage	Measured Depth of Space	Total Depth of Space	Has Stepdown Transformer
	5320 SQFT	80' 0"	80' 0"	No

Thickness	Front Wall	Rear Wall	Left Wall	Right Wall
	0' 6"	1' 0"	1' 0"	0' 6"

Unit Overview	Sales Area	Stock Room	Exterior Doors	Other
	5059 SQFT			83 SQFT

Flooring	Concrete	Carpet	Tile	Other	Unit	Total
	5059 SQFT				83 SQFT	5320 SQFT

Ceiling Information	Height From Floor To Ceiling	Height From Floor To Bottom Of Deck	Height From Floor To Bottom Of Joist
	Back: 8' 0"	Front: 18' 2" Back: 16' 8"	Front: 15' 10" Back: 14' 4"

Ceiling Information Cont.	Clear Ceiling Height	Height From Floor To Bottom Of Girder	Number Of Acoustical Tiles
	8' 0"		

Other Cont.	Phone Board Location	Mop Sink Location	Thermostat Location	Dmarc Distance	Are Interior Walls Full Height

Other Cont.	Hazardous Materials	Loading Dock	Are Demising Walls Full Height	Changes In Demising Wall Thickness
	No	No	No	No

## Mechanical

HVAC	Reference	Manufacturer	Model #	Serial #	Tonnage	Year	Notes
	1	LENNOX	GCS16-090-200-2Y	5603B 05860	7.5	2003	Connected to Gas Meter 2
	2	LENNOX	GCS16-090-200-2Y	5603B 05861	7.5	2003	Connected to Gas Meter 2

Electric

Service Panel	Reference	Amps	Service_type	Panel_type	Panel UL Number	Manufacturer	Location	Notes
	2	250	120/208	P1	Not Listed	Siemens	Open Space	Panel B
	1	225	120/208	P1	Not Listed	Siemens	Open Space	Panel A
	3	250	120/208	P1	Not Listed	Siemens	Open Space	Panel C

Disconnect	Reference	Amps	Location	Panel UL Number	Manufacturer	Notes	Handle_or_breaker
	1	400	Meter Room	Not Listed	Cutler-Hammer		Handle

Electric Meter	Reference	Meter #	Location	Meter Reading	Read On	Notes
	1	L77 870 911	Meter Room	13863	Tue Aug 17 2021	

## Plumbing

Water Fountains	Number of Water Fountains	Location	Notes
	2	Open Space	

Backflows	Number of Backflows	Location	Size	Notes
	2	Rear of Unit 10, Open Space	1 1/2", 3/4"	

Water Heater	Reference	Manufacturer	Model #	Serial #	Gallons	Tankless	Water Line (in)	Location	Notes
	1	A.O. Smith	EJC6200	1139J003535	6	No	.75	Open Space	

Sub Water Meter	Reference	Meter #	Location	Size	Notes
	1	35892714	Open Space		

House Water Meter	Reference	Meter #	Location	Size	Notes
	3	B12562602	Rear of Unit 10		

## Waste

No assets available for this section.

Fire

Sprinkler Heads	Sprinkler Heads Present	Riser Located in Space	Riser Location	Additional Information
	45	No	Rear of Unit 10	

Gas

Gas Meter	Reference	Meter #	Location	Notes
	2	3185070	Roof	This meter serves two active HVAC units over unit 14 as of 8/21.

## Room

Restroom	Unit	Description
	Restroom 2	Women's Restroom
	Restroom 1	Men's Restroom

# Storefront 1

