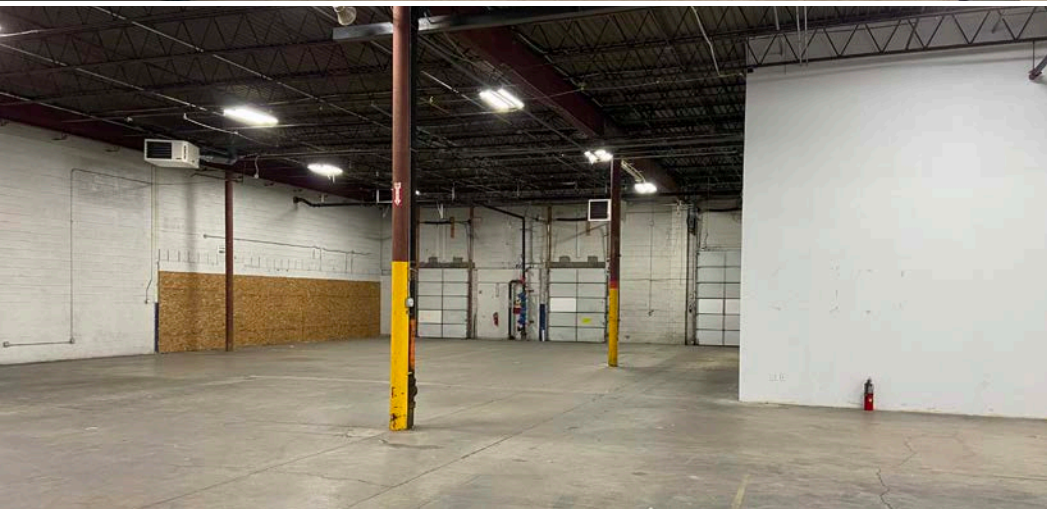


# 23,095 SF Industrial Flex Space

For Lease | 6892 Snowville Road, Brecksville, Ohio 44141



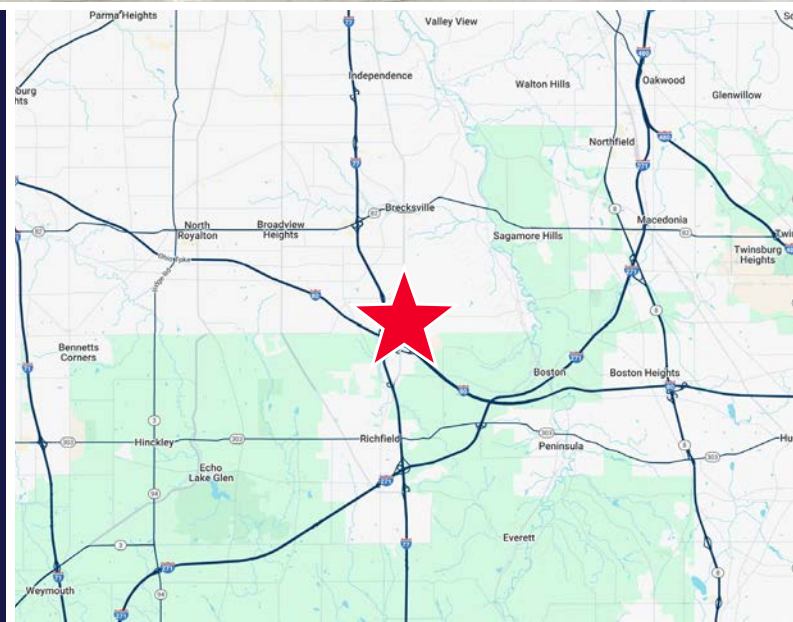


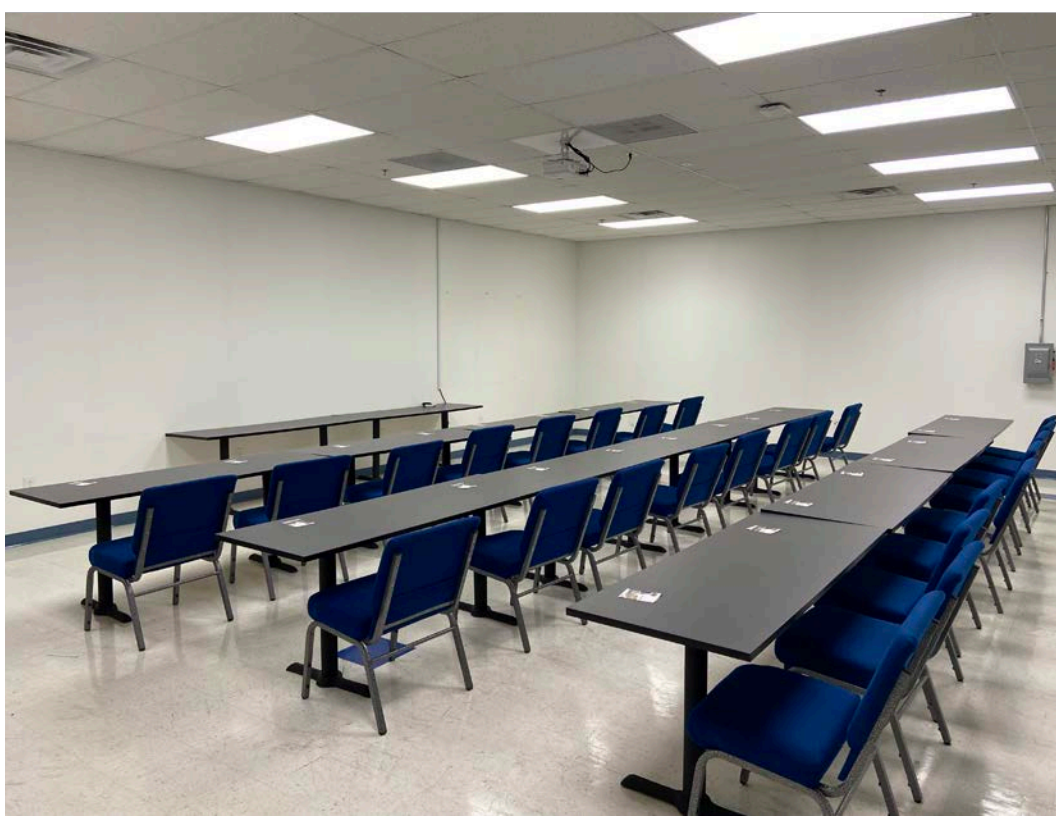
## Property Specifications

<b>Available SF:</b>	23,095 SF	<b>Lighting:</b>	Fluorescent
<b>Industrial SF:</b>	19,790 SF	<b>Heat:</b>	Overhead Gas
<b>Office SF:</b>	3,305 SF	<b>A/C:</b>	HVAC - Office Only
<b>Construction:</b>	Brick/Block	<b>Power:</b>	240A / 600V / 3P
<b>Floor:</b>	Concrete	<b>Docks:</b>	Two (2)
<b>Clear Height:</b>	18'	<b>Drive-in Doors</b>	Two (2) - 10'x12'

## Lease Rate

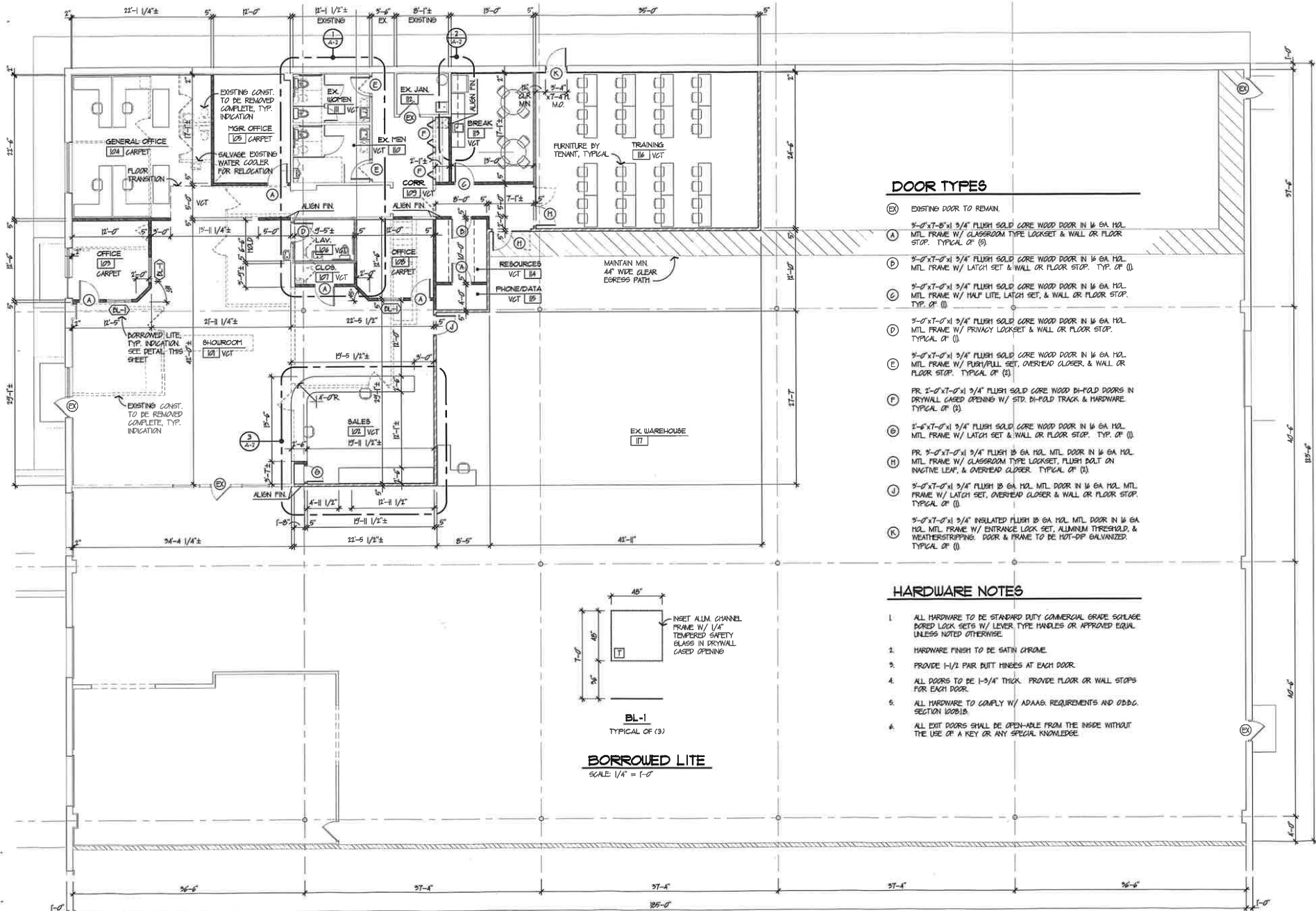
Warehouse: \$6.50/SF Gross, Office: \$12.50/SF Gross



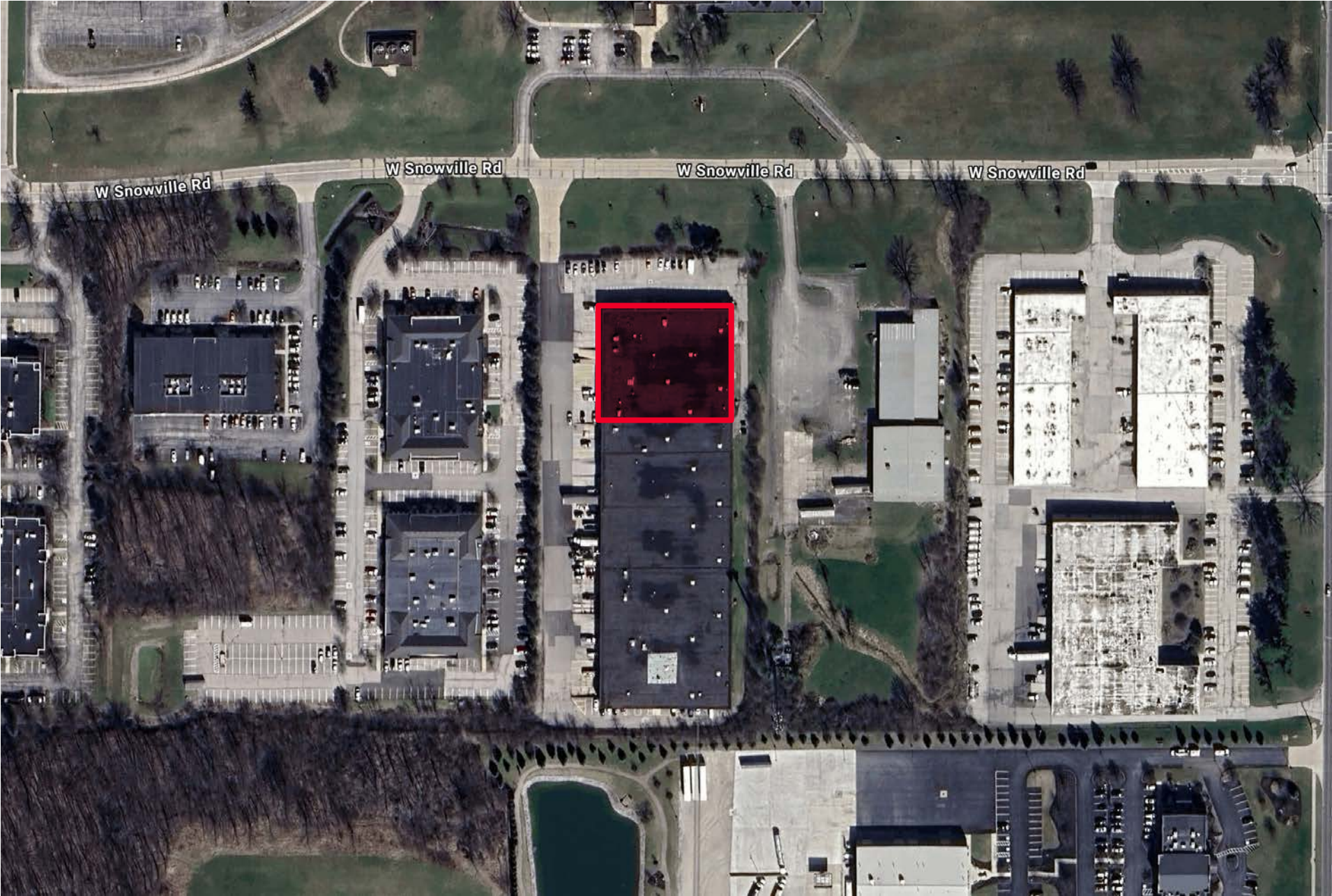


Property Photos

# Floor Plan | 23,095 SF



# Site Map





MILLER RD

BRECKSVILLE RD

SNOWVILLE RD

STAUTZENBERGER COLLEGE

Planned expansion of I-77 interchange at Miller Road

AMT



80 INTERSTATE

OHIO TURNPIKE

Hillrom

77 INTERSTATE

21

truenorth

Access

Marathon Oil Corporation

YRC FREIGHT

Pilot

FedEx Home Delivery

FedEx Ground

Lubrizol

Collins Aerospace

STORAGE

  
 VALOR ACRES  
 -under construction-  
 -expected: 2023  
 100+ acre development  
 • 160,000+ SF office  
 • 200 luxury apartments, condos  
 • 120+ room hotel  
 • 150,000 SF retail, entertainment

 new R&D center





**6892 SNOWVILLE ROAD  
BRECKSVILLE, OHIO 44141**

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