OFFICE SUITE FOR LEASE

GERSPACHER REAL ESTATE GROUP
CORFAC INTERNATIONAL

3511 CENTER ROAD
BRUNSWICK, OH 44212
LEASE RATE: $975/MO

PROPERTY HIGHLIGHTS

- Available: 600 SF
- Suite AE Consists of 2 Offices with Storage on the First Floor. Prime Spot within the Building
- Signage on Door and Directory
- Year Built: 1996
- Plenty of Parking
- Located 1/4 mile from I-71, at Center Road and Old Eagle
- Traffic Count: ±37,000
- Zoning: General Commercial
- Highway Access: 0.7 miles to I-71/SR-303 interchange

LISTING AGENT

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PROPERTY OVERVIEW

3511 Center Road is a 23,142 SF professional office building offering excellent visibility along Center Road and easy access to major highways. One office suite is currently available. Suite AE is a first-floor unit totaling 600 SF and includes 2 offices with storage. The suite provides a professional, private work environment ideal for small businesses or independent professionals.

LOCATION OVERVIEW

Located 1/4 mile from I-71 at Center Road and Old Eagle.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	7,968	47,224	146,554
Total Units	3,660	21,544	65,725
Median Income	$63,732	$66,245	$59,501

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

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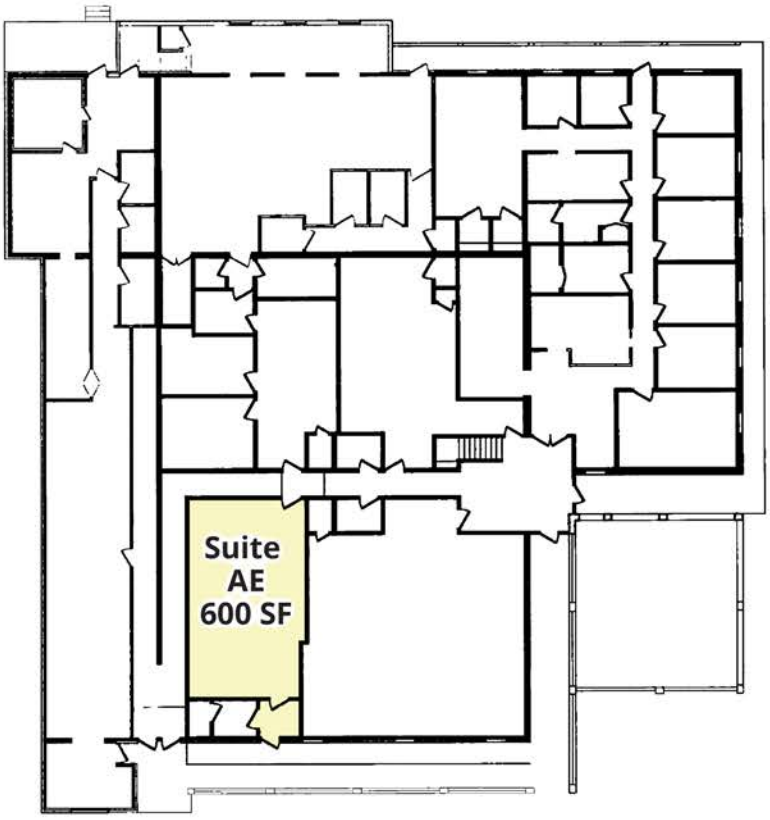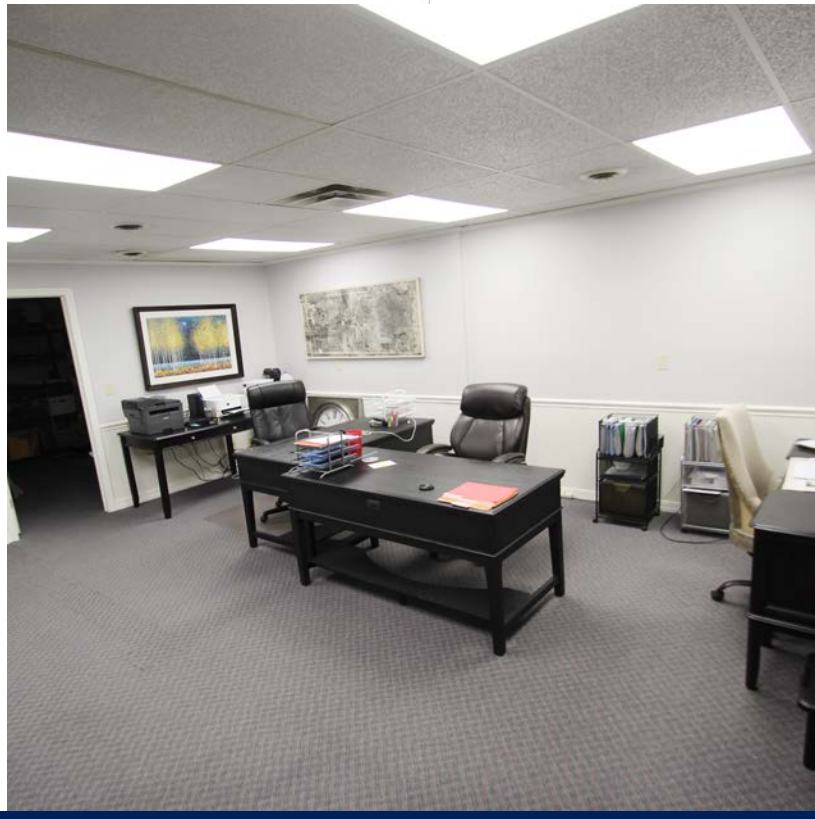
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