

21611 Tungsten Road

# 21,500± SF Office/Warehouse Space For Lease

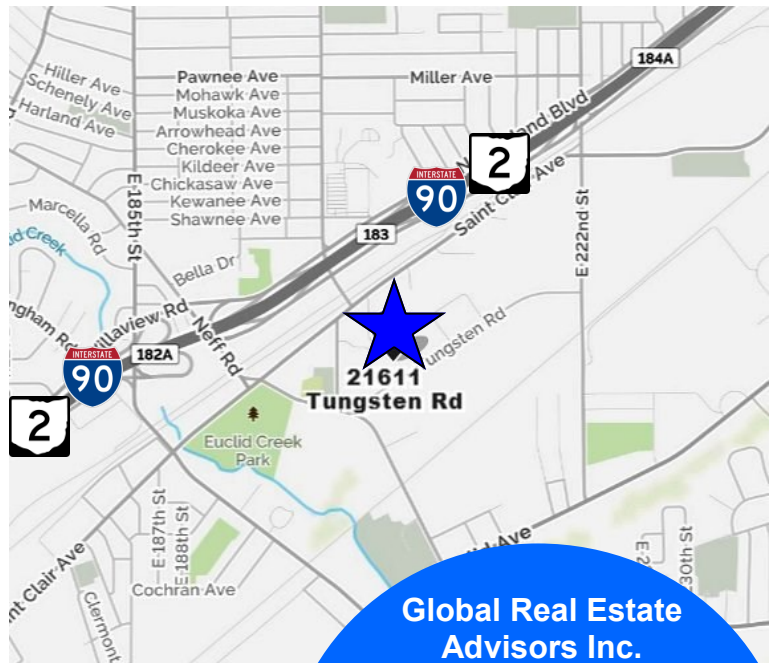
Euclid, Ohio 44117 (Cuyahoga County)



21611 Tungsten Road, Euclid, OH 44117

## Property Features:

- 21,500± SF Industrial Building
- 3,000± SF Office
- 18,500± SF Warehouse
- Ceiling Height 16'-18'
- Two (2) Docks 10' x 10'
- Two (2) Drive-In Doors 10' x 10'
- One (1) Drive-In Door 12' x 14'
- 800 amps 240V/480V
- Radiant Heat
- T-8 Lighting, Skylights
- One Ton Crane
- Office is Air-Conditioned
- Easy Access to SR 2 & Interstate 90



**Lease Rate \$7,000.00 Monthly NNN**



[www.GlobalCommercialRE.com](http://www.GlobalCommercialRE.com)  
8585 East Ave., Mentor, Ohio 44060

**Real Estate Advisors Inc.**  
BROKER

**Global Real Estate  
Advisors Inc.**

Richard C. Senn  
440-255-5552 x 223  
216-401-8885 Cell  
Rick@GlobalCommercialRE.com

Neil Sawicki, SIOR, Broker  
440-255-5552 x 221  
Neil@GlobalCommercialRE.com

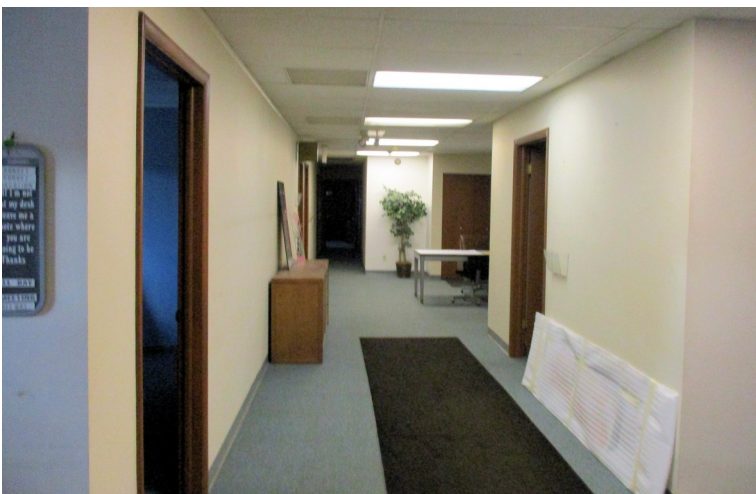
This information has been secured from sources we believe are reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information. Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.



21611 Tungsten Road

# 21,500± SF Office/Warehouse Space For Lease

Euclid, Ohio 44117 (Cuyahoga County)



[www.GlobalCommercialRE.com](http://www.GlobalCommercialRE.com)  
8585 East Ave., Mentor, Ohio 44060

**Real Estate Advisors Inc.**  
BROKER

**Global Real Estate  
Advisors Inc.**

Richard C. Senn  
440-255-5552 x 223  
216-401-8885 Cell  
[Rick@GlobalCommercialRE.com](mailto:Rick@GlobalCommercialRE.com)

Neil Sawicki, SIOR, Broker  
440-255-5552 x 221  
[Neil@GlobalCommercialRE.com](mailto:Neil@GlobalCommercialRE.com)

This information has been secured from sources we believe are reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information. Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.



21611 Tungsten Road

# 21,500± SF Office/Warehouse Space For Lease

Euclid, Ohio 44117 (Cuyahoga County)



[www.GlobalCommercialRE.com](http://www.GlobalCommercialRE.com)  
8585 East Ave., Mentor, Ohio 44060

**Real Estate Advisors Inc.**  
BROKER

**Global Real Estate  
Advisors Inc.**

Richard C. Senn  
440-255-5552 x 223  
216-401-8885 Cell  
[Rick@GlobalCommercialRE.com](mailto:Rick@GlobalCommercialRE.com)

Neil Sawicki, SIOR, Broker  
440-255-5552 x 221  
[Neil@GlobalCommercialRE.com](mailto:Neil@GlobalCommercialRE.com)

This information has been secured from sources we believe are reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information. Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.



21611 Tungsten Road

# 21,500± SF Office/Warehouse Space For Lease

Euclid, Ohio 44117 (Cuyahoga County)



# GLOBAL

[www.GlobalCommercialRE.com](http://www.GlobalCommercialRE.com)  
8585 East Ave., Mentor, Ohio 44060

**Real Estate Advisors Inc.**  
BROKER

**Global Real Estate  
Advisors Inc.**

Richard C. Senn  
440-255-5552 x 223  
216-401-8885 Cell  
Rick@GlobalCommercialRE.com

Neil Sawicki, SIOR, Broker  
440-255-5552 x 221  
Neil@GlobalCommercialRE.com

This information has been secured from sources we believe are reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information. Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.