

# FOR LEASE

## 8190 Roll and Hold Parkway MACEDONIA, OHIO 44056

**FORMER STEEL DISTRIBUTION  
BUILDING WITH AMENITIES**



### Property Specifications

BUILDING TOTAL SF	145,000 SF
AVAILABLE SF	48,668 SF
OFFICE SF	8,238 SF (renovated 2012)
INDUSTRIAL SF	40,430 SF
LAND	15.15 acres
CONSTRUCTED	1995
CONSTRUCTION	Metal / Masonry
CEILING HEIGHT	34' 2" - 40'
DRIVE-IN DOORS	One (1) - 14' x 16'
DOCKS	Two (2)
LIGHTING	T-8
HEAT	Air Rotation
POWER	200A / 480V / 3 P (more power available)
LEASE RATE	\$4.95 NNN

**48,668 SF  
AVAILABLE  
100' Clear Span**

**Available August 1, 2019**

**Simon Caplan, SIOR**

Principal  
216.525.1472  
scaplan@crescorealestate.com

**Eliot Kijewski, SIOR**

Senior Vice President  
216.525.1487  
ekijewski@crescorealestate.com

**Paul DiVincenzo**

Vice President  
216.525.1470  
pdivincenzo@crescorealestate.com



3 Summit Park Drive, Suite 200  
Cleveland, Ohio 44131  
P 216.520.1200 • F 216.520.1828  
[crescorealestate.com](http://crescorealestate.com)

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

# FOR LEASE

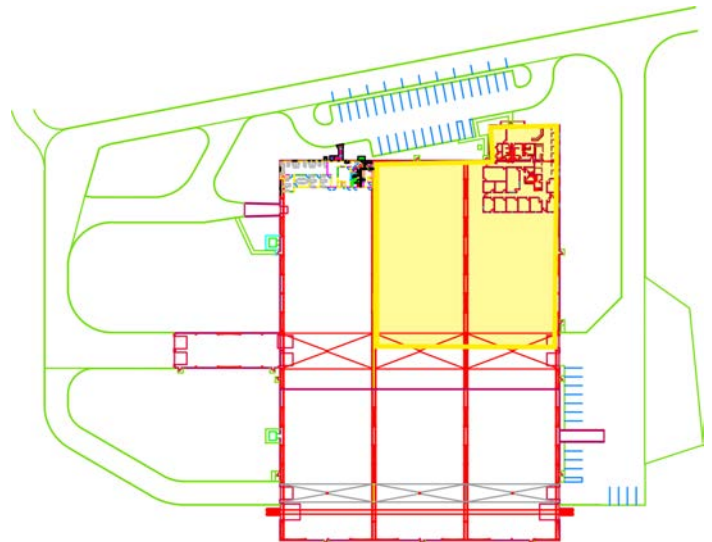
## 8190 Roll and Hold Parkway MACEDONIA, OHIO 44056

## Aerial



### Property Highlights

- High image multi-tenant industrial facility
- 48,668 SF available with 8,238 SF of renovation office (2012) and 40,430 SF of warehouse space
- 34' 2" to 40' clear height
- **Crane rails in place with 35 ton capacity and 25' clear height. 100' clear span**
- T-8 lighting in warehouse
- One (1) drive-in door (14' x 16')
- Two (2) docks
- Great location with easy access to I-271, I-480 and I-80 The Ohio Turnpike



**Simon Caplan, SIOR**

Principal  
216.525.1472

scaplan@crescorealestate.com

**Eliot Kijewski, SIOR**

Senior Vice President  
216.525.1487

ekijewski@crescorealestate.com

**Paul DiVincenzo**

Vice President  
216.525.1470

pdivincenzo@crescorealestate.com

**CUSHMAN & WAKEFIELD**

**CRESCO**  
Real Estate

3 Summit Park Drive, Suite 200  
Cleveland, Ohio 44131  
P 216.520.1200 • F 216.520.1828  
[crescorealestate.com](http://crescorealestate.com)

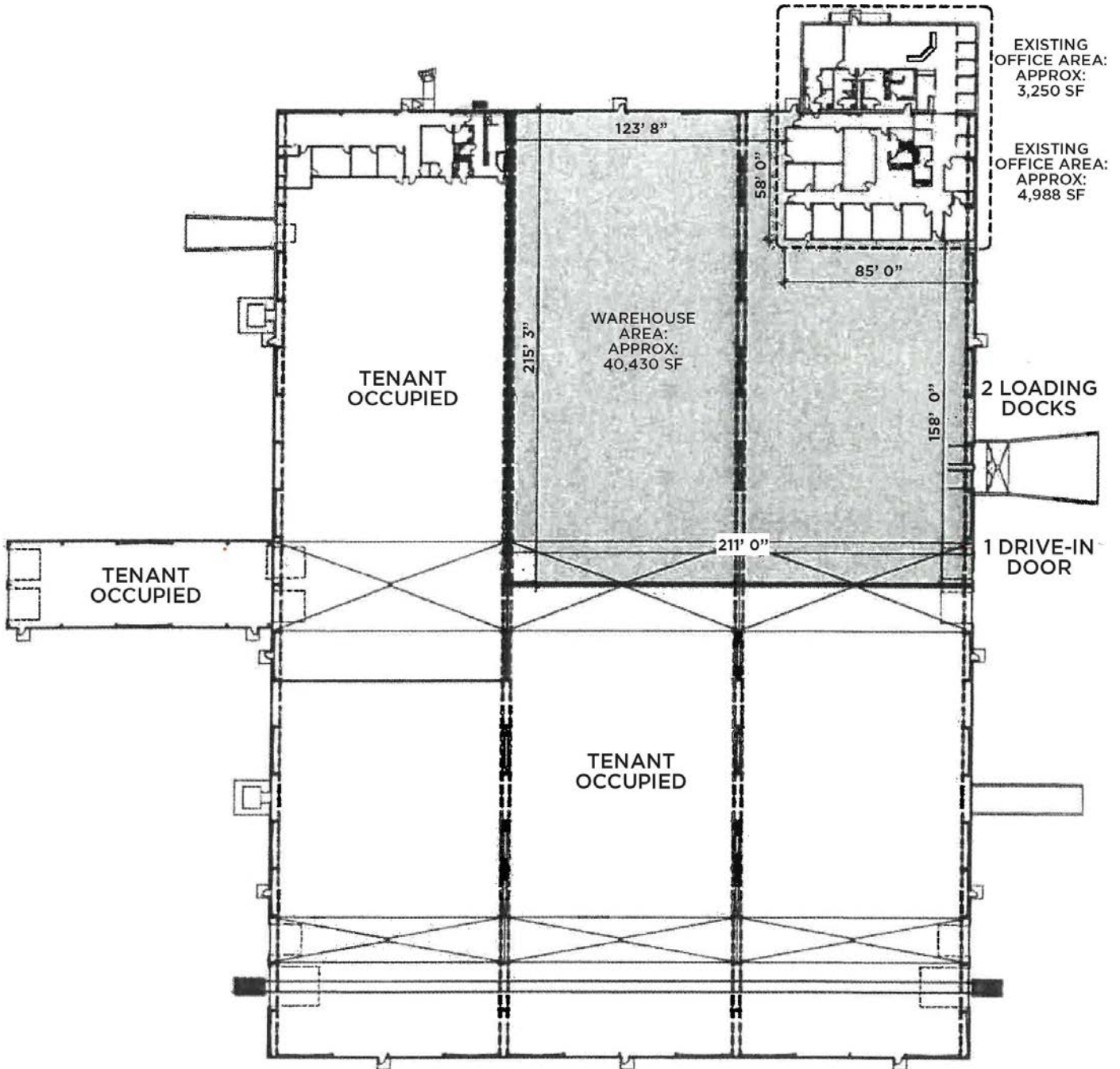
Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



# FOR LEASE

## 8190 Roll and Hold Parkway MACEDONIA, OHIO 44056

## Floorplan



**Simon Caplan, SIOR**

Principal  
216.525.1472

scaplan@crescorealestate.com

**Eliot Kijewski, SIOR**

Senior Vice President  
216.525.1487

ekijewski@crescorealestate.com

**Paul DiVincenzo**

Vice President  
216.525.1470

pdivincenzo@crescorealestate.com



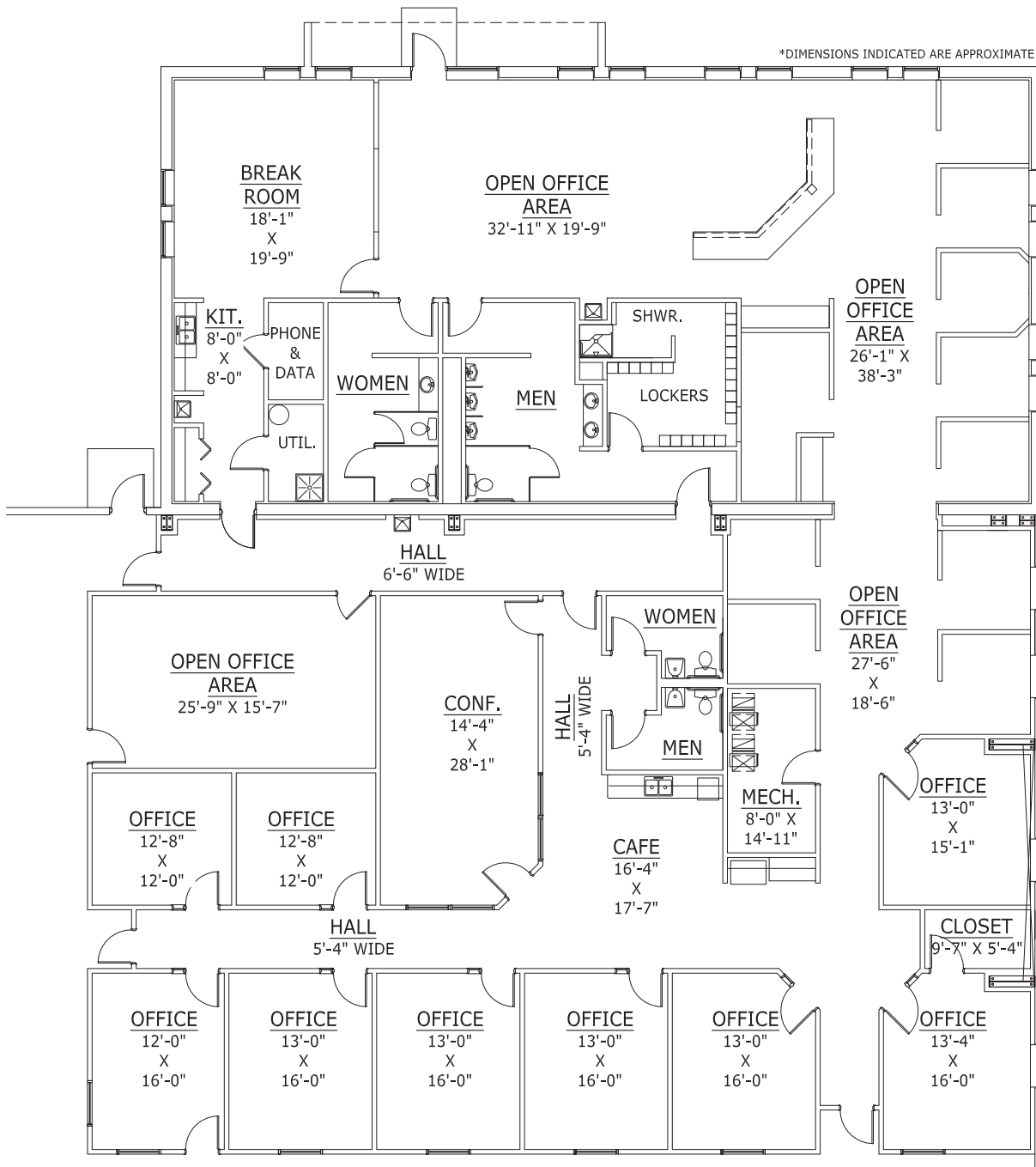
3 Summit Park Drive, Suite 200  
Cleveland, Ohio 44131  
P 216.520.1200 • F 216.520.1828  
[crescorealestate.com](http://crescorealestate.com)

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

# FOR LEASE

## 8190 Roll and Hold Parkway MACEDONIA, OHIO 44056

## Floorplan



**Simon Caplan, SIOR**

Principal  
216.525.1472

scaplan@crescorealestate.com

**Eliot Kijewski, SIOR**

Senior Vice President  
216.525.1487

ekijewski@crescorealestate.com

**Paul DiVincenzo**

Vice President  
216.525.1470

pdivincenzo@crescorealestate.com



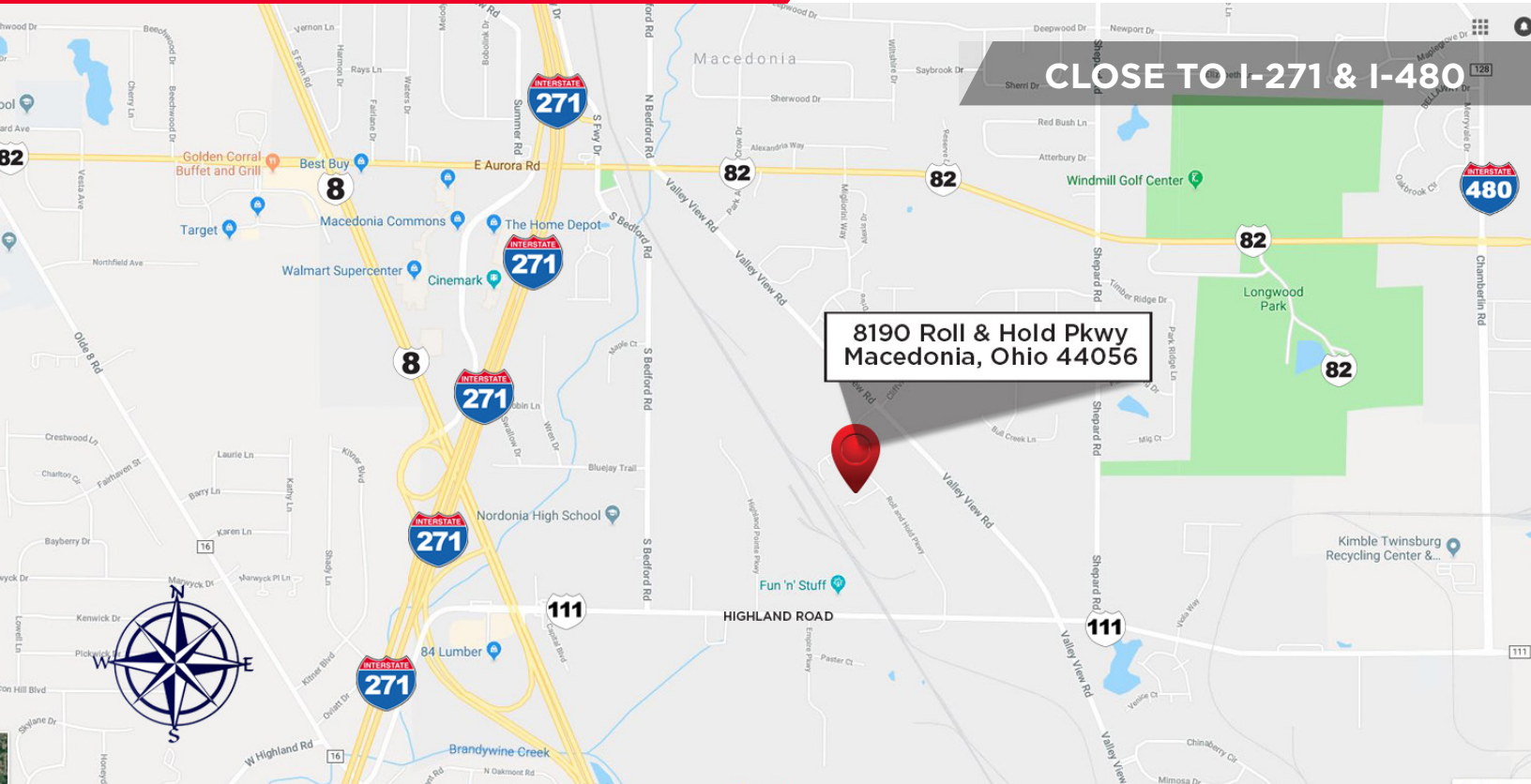
3 Summit Park Drive, Suite 200  
Cleveland, Ohio 44131  
P 216.520.1200 • F 216.520.1828  
[crescorealestate.com](http://crescorealestate.com)

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

# FOR LEASE

## 8190 Roll and Hold Parkway MACEDONIA, OHIO 44056

### Map



**Simon Caplan, SIOR**

Principal  
216.525.1472  
scaplan@crescorealestate.com

**Eliot Kijewski, SIOR**

Senior Vice President  
216.525.1487  
ekijewski@crescorealestate.com

**Paul DiVincenzo**

Vice President  
216.525.1470  
pdivincenzo@crescorealestate.com



3 Summit Park Drive, Suite 200  
Cleveland, Ohio 44131  
P 216.520.1200 • F 216.520.1828  
[crescorealestate.com](http://crescorealestate.com)

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



# FOR LEASE

## 8190 Roll and Hold Parkway MACEDONIA, OHIO 44056

## Photos



**Simon Caplan, SIOR**

Principal  
216.525.1472

[scaplan@crescorealestate.com](mailto:scaplan@crescorealestate.com)

**Eliot Kijewski, SIOR**

Senior Vice President  
216.525.1487

[ekijewski@crescorealestate.com](mailto:ekijewski@crescorealestate.com)

**Paul DiVincenzo**

Vice President  
216.525.1470

[pdivincenzo@crescorealestate.com](mailto:pdivincenzo@crescorealestate.com)



3 Summit Park Drive, Suite 200  
Cleveland, Ohio 44131  
P 216.520.1200 • F 216.520.1828  
[crescorealestate.com](http://crescorealestate.com)

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.