



# FOR LEASE

PREMIER INDUSTRIAL COMPLEX  
12117 Bennington Avenue  
Cleveland, Ohio 44135



EASY ACCESS TO I-480 AND I-71



### Available Units For Lease

UNIT	TOTAL SF	OFFICE SF	WHSE. SF	DOCKS	DRIVE-IN DOORS	CEILING
3*	13,866 SF	To Suit	13,866 SF	Two (2) 9' x 10'	To Suit	15 1/2' - 18 1/2'
4*	13,415 SF	To Suit	13,415 SF	N/A	One (1)	15 1/2' - 18 1/2'
6	15,850 SF	1,500 SF	14,350 SF	Two (2) 9' x 9'	One (1) 14' x 14'	18' - 34'

\*can be combined

### Property Specifications

CONSTRUCTED	1940 - 1980
CONSTRUCTION	Masonry
LIGHTING	Fluorescent
HEAT	OHD Gas / Co-Ray Vac
ROOF	Metal / Wood Deck
SPRINKLER	No
POWER	480 / 220V / 3P
CRANE	One (1) 3-ton
LEASE RATE	\$4.25 Modified Gross

**GEORGE J. POFOK, CCIM, SIOR**  
Senior Vice President  
216.525.1469  
gpfok@crescorealestate.com

**JOSEPH V. BARNA, SIOR**  
Principal  
216.525.1464  
jbarna@crescorealestate.com

**Centrally located offering easy access to major interstates,  
public transportation and skilled work force**

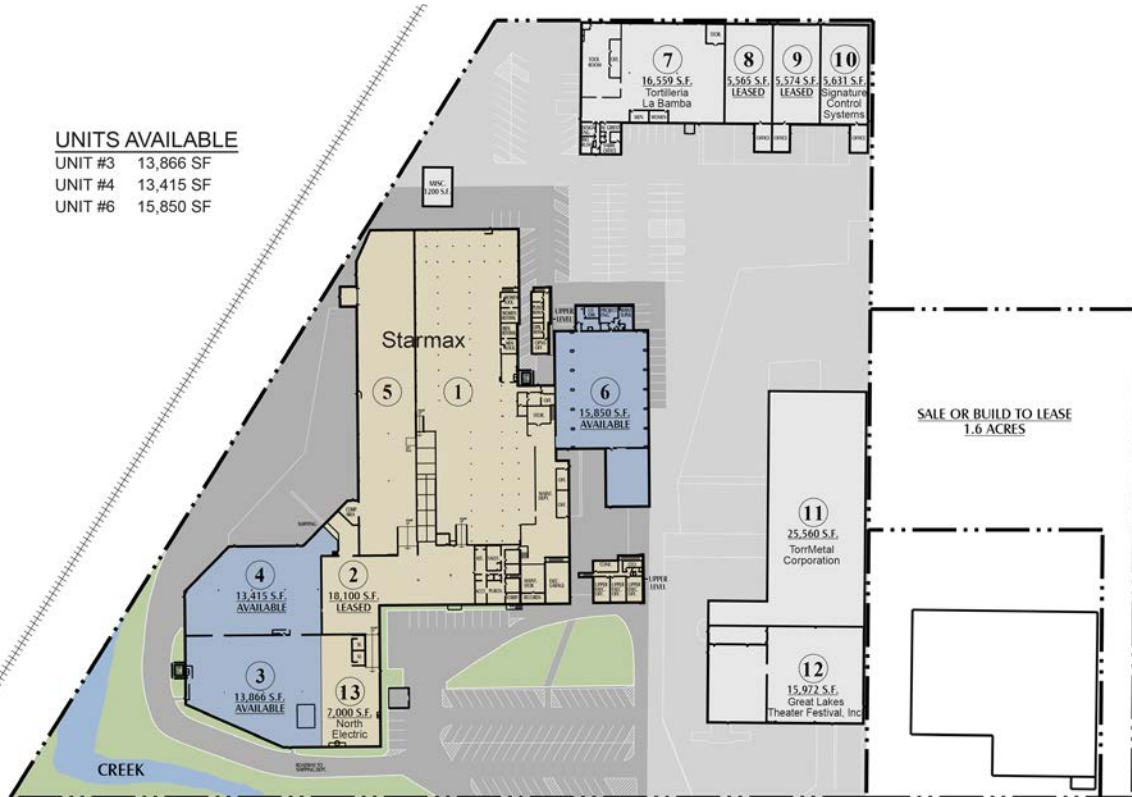
*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance*

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.

3 Summit Park Drive,  
Suite 200  
Cleveland, Ohio 44131  
Main 216.520.1200  
Fax 216.520.1828  
**crescorealestate.com**



**UNITS AVAILABLE**  
UNIT #3 13,866 SF  
UNIT #4 13,415 SF  
UNIT #6 15,850 SF



BENNINGTON AVENUE

**GEORGE J. POFOK, CCIM, SIOR**  
Senior Vice President  
216.525.1469  
gpofok@crecorealestate.com

**JOSEPH V. BARNA, SIOR**  
Principal  
216.525.1464  
jbarna@crecorealestate.com

3 Summit Park Drive,  
Suite 200  
Cleveland, Ohio 44131  
Main 216.520.1200  
Fax 216.520.1828  
**crecorealestate.com**

*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance*

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.