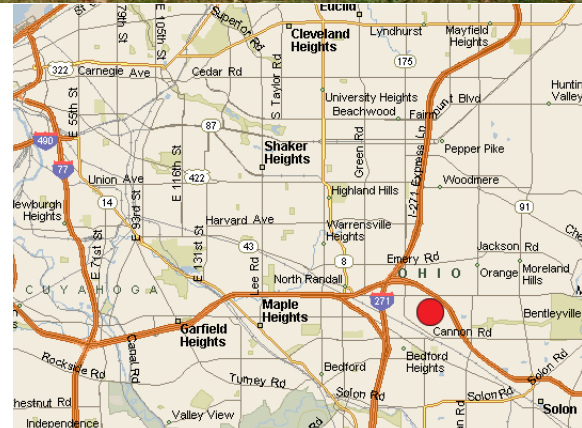




Property Specifications

BUILDING SF	24,000 SF
OFFICE SF	2,130 SF
WAREHOUSE SF	21,870 SF
YEAR BUILT	1974
LAND	2.26 acres
CEILING HEIGHT	18'
CONSTRUCTION	Precast
DOCKS	Eight (8) (8' x 10')
DRIVE-IN DOORS	Four (4) (10' x 12')
BAY SIZE	35' x 42.5'
SPRINKLER	Wet
LIGHTING	Fluorescent
HEAT	Gas
POWER	120/208V / 400A / 3P
FLOORS	One (1)
ROOF	EPDM (Rubber)
PARKING	20 spaces



- **Freestanding building**
- **Cross dock facility**
- **Great freeway access**

Bob Garber, SIOR

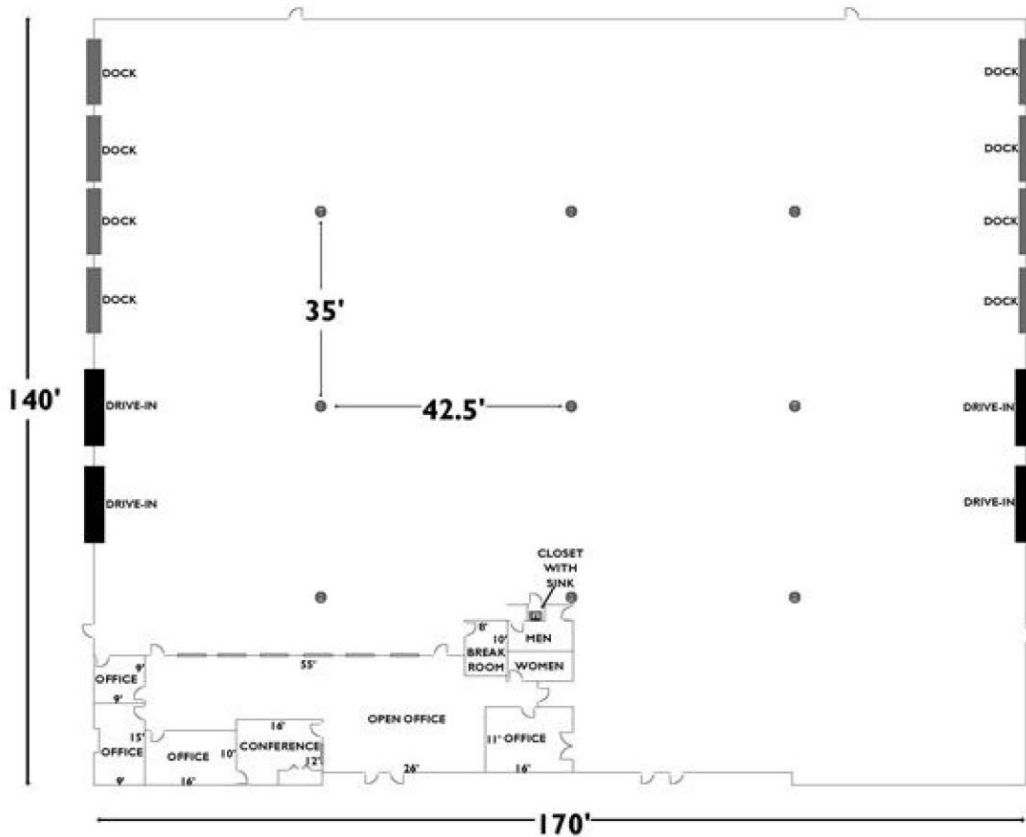
Principal
216.525.1467
bgarber@crecorealestate.com

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

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Floor Plan



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Summary (33826)



5385 NAIMAN PKWY 5385 Naiman Pkwy. Solon, OH 44139

Building

Construction Status:	Existing
Primary Use:	Industrial Manufacturing
Secondary Use:	Mixed Use
Floors:	1
Multi-Tenant:	Single-Tenant
Year Built:	1974
ConstructionType:	Precast
Roof Type:	Rubber
Sprinkler:	Wet
Ceiling Ht:	18' (Min)
Column Spacing:	35x42.5

Utilities

Power:	208 v 120 a 3 p
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Site

Land SF:	98,446 SF
Parcel Number:	951-07-021, 951-07-022
Zoning:	Distr

Crane

# Cranes:	0
Capacity Tons (Min)	0
Capacity Tons (Max)	0
Crane Comments:	Crane Capacity: Crane Clear Height:

Business Park:	RAINTREE PARK
County:	Cuyahoga
Market:	SE-Z1
Sub Market:	SE Cuyahoga County
Land Size (Acres)	2.26 Acres
Available SF:	24,000 SF
Building SF:	24,000 SF
Industrial SF:	21,870 SF
RSF:	24,000 SF
Office SF:	2,130 SF

General Listing/Transaction Information

Asking Rate:	\$4.85 MG
Min Avail SF:	24,000 SF
Max Contig SF:	24,000 SF
Transaction Type:	Lease

Parking

# Spaces:	20
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Loading & Doors

# GL/DID:	4
#DH/Truck-level Doors:	8
Total Doors:	12

Contacts

Listing Broker(s)	Robert Garber, SIOR CRESCO Real Estate 216.525.1467 bgarber@crescorealestate.com
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Comments

Listing Comments: Outside storage, freestanding building. Cross dock facility. Available Summer 2017.