

## EXCELLENT OWNER/USER OPPORTUNITY



### Property Highlights

- 10,560 SF office building.
- 5,280 SF per floor.
- Available for Sale or Lease.
- Great building for Owner / User.
- Ideal location within minutes of Interstate 422.
- Numerous nearby amenities from hotels, restaurants and retail.



**Alexander L. Russo, SIOR**  
Senior Vice President  
216.525.1495  
arusso@creSCOREalestate.com

**Bob Garber, SIOR**  
Principal  
216.525.1467  
bgarber@creSCOREalestate.com

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



# FOR SALE / LEASE

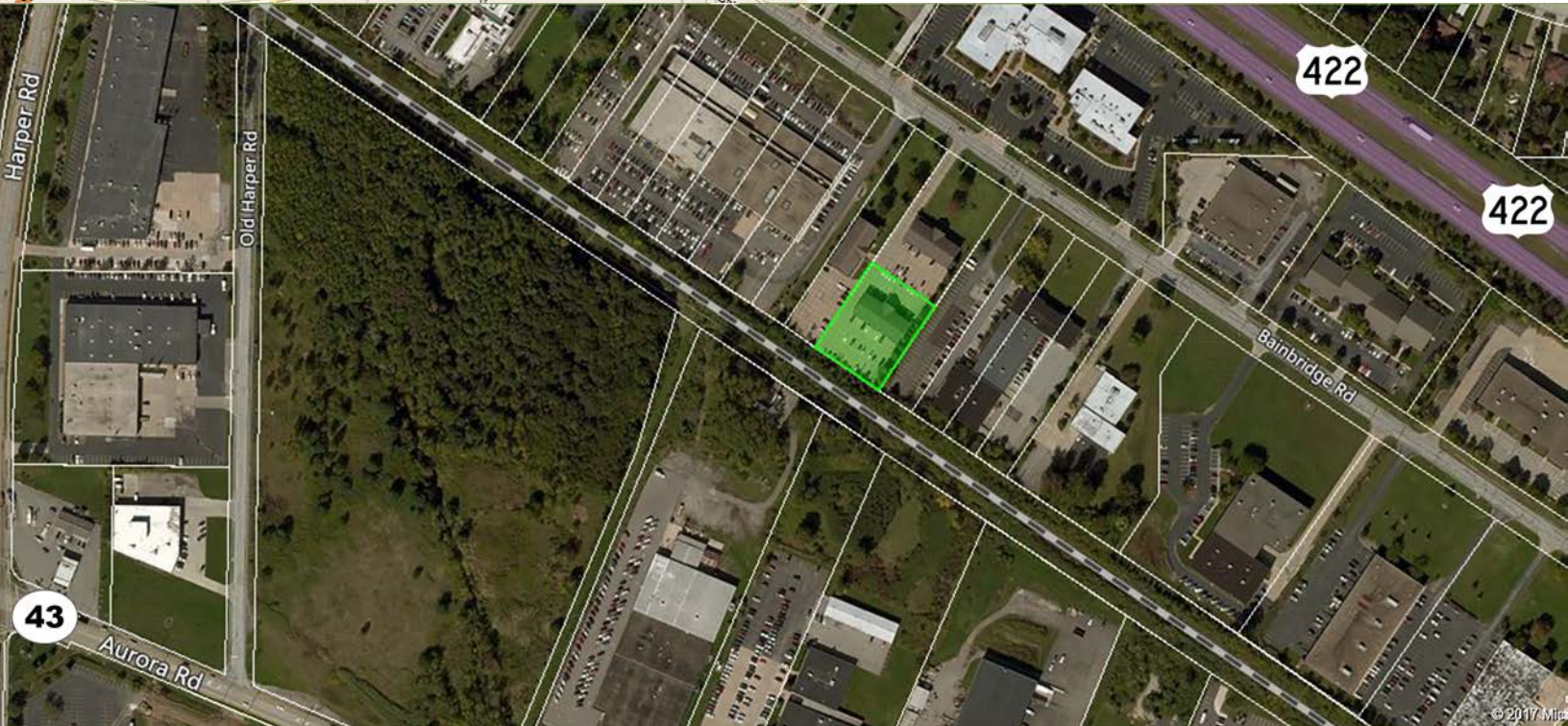
30680 Bainbridge Road  
Solon, Ohio 44139



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## Property Specifications

<b>TOTAL BUILDING SF</b>	10,560 SF - 5,280 SF per floor
<b>LAND</b>	0.79 acres
<b>CONSTRUCTED</b>	1986
<b>CONSTRUCTION</b>	Masonry / Wood
<b>ROOF</b>	Shingle
<b>OTHER</b>	Operable windows
<b>FLOORS</b>	Two (2)
<b>PARKING</b>	46 Surface Spaces



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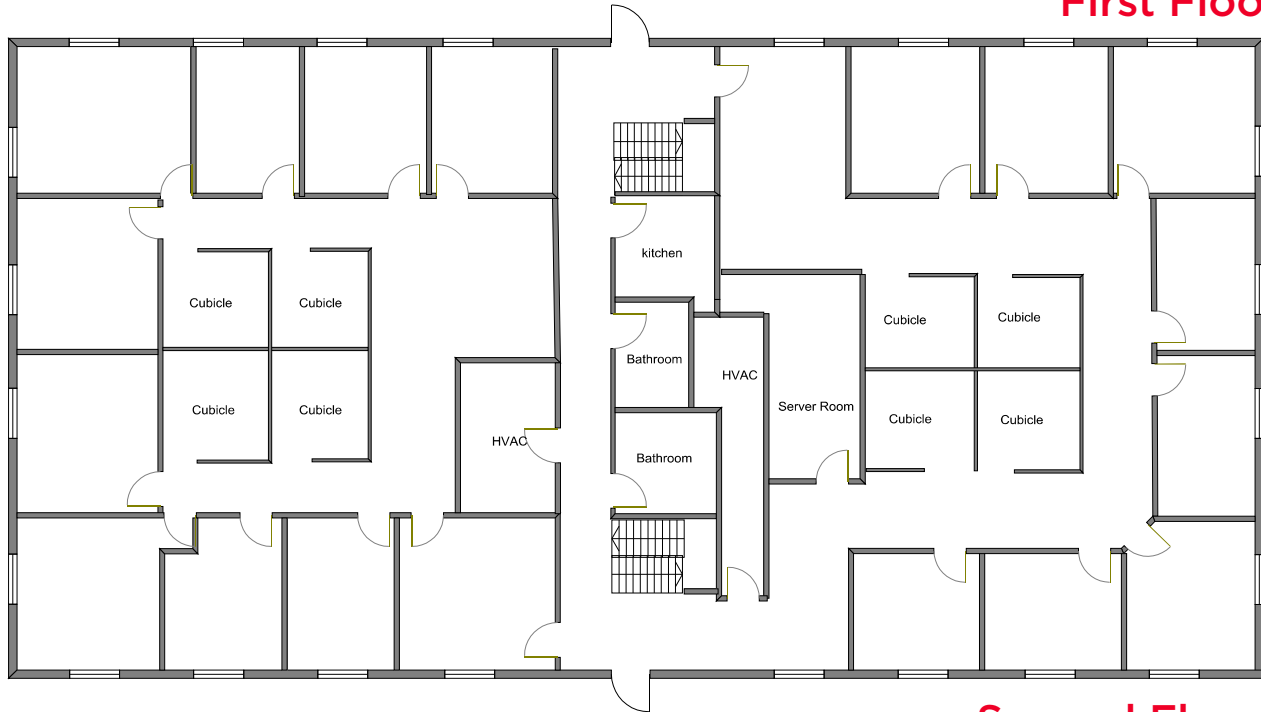
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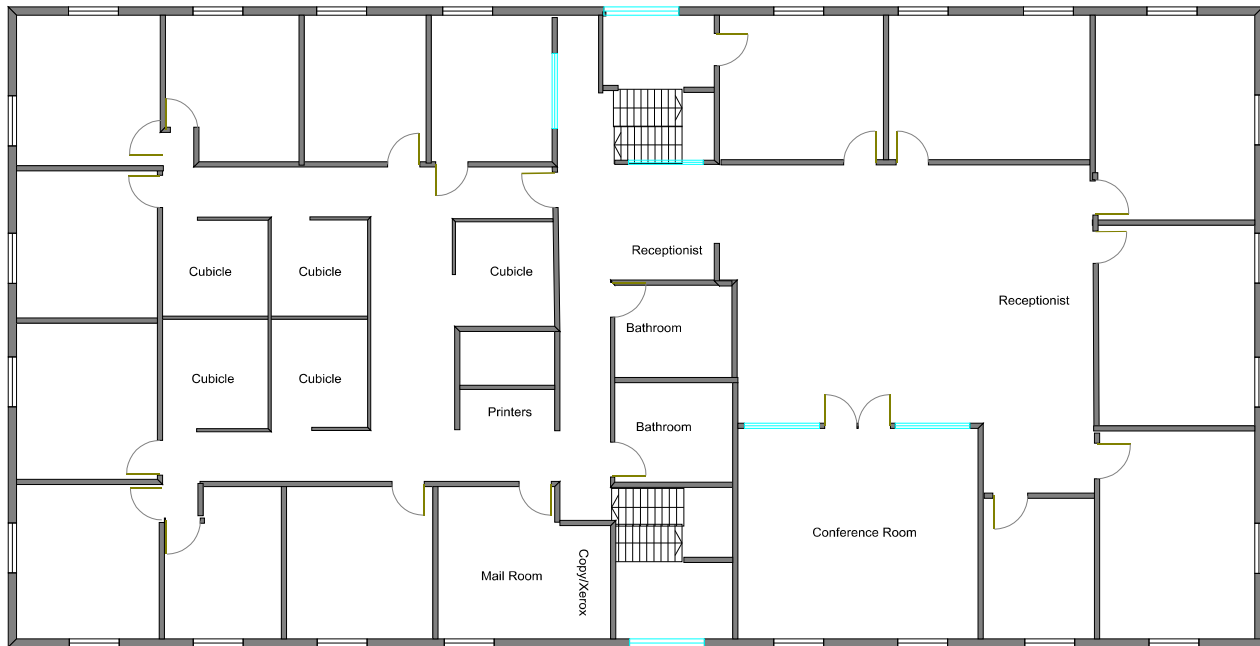
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**Floorplans** (Drawings are not to scale)

**First Floor**



**Second Floor**



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