

**5259 DEVON DRIVE
VERMILION, OHIO 44089**



BRIAN SMITH
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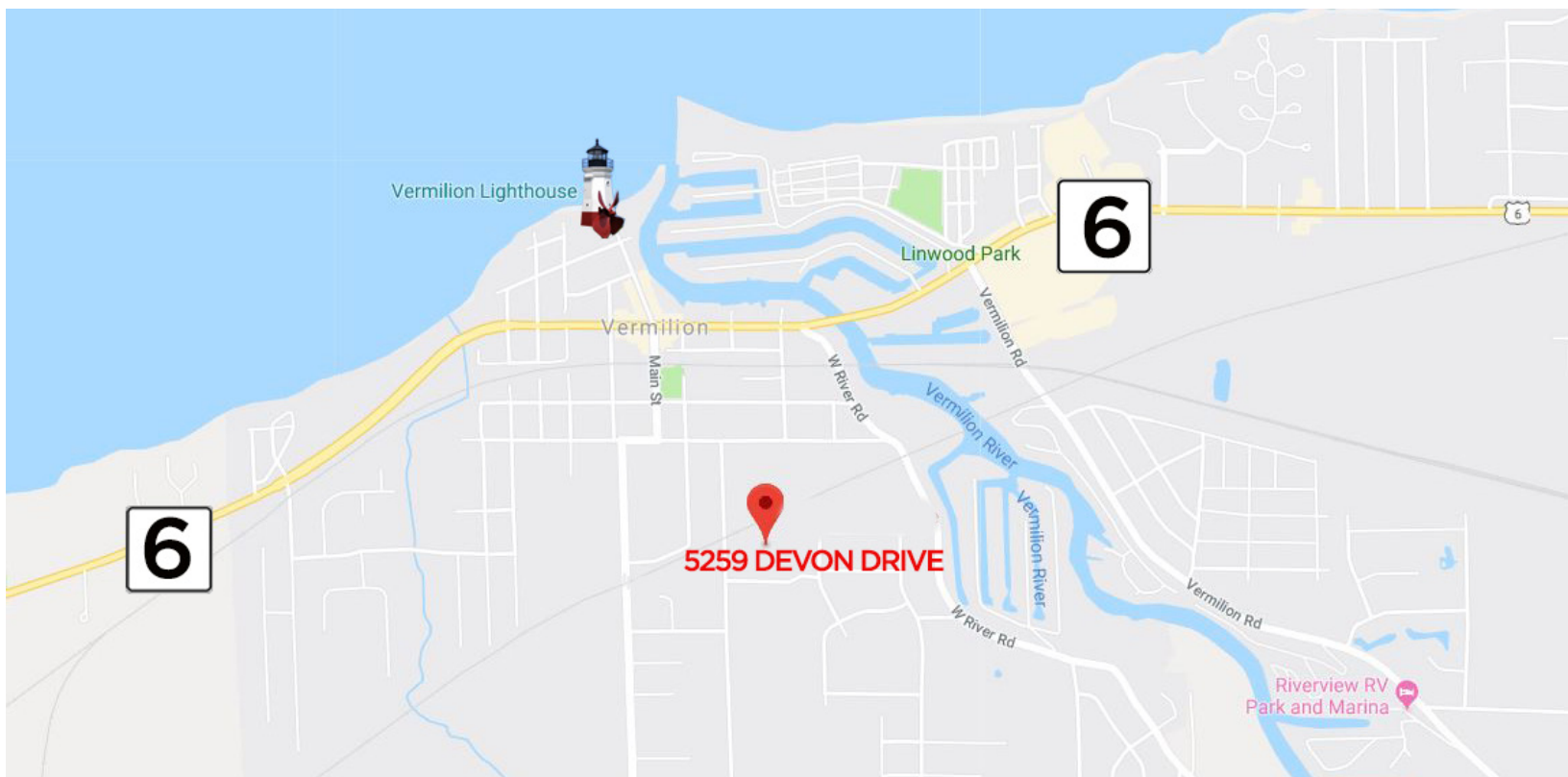
3 SUMMIT PARK DRIVE, SUITE 200, CLEVELAND, OHIO 44131 - CRESCOREALESTATE.COM

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5259 DEVON DRIVE VERMILION, OHIO 44089

- 60,000 SF Warehouse/Industrial building
- Nine (9) docks | Three (3) drive-in doors
- Located near the shores of Lake Erie in Vermilion, Ohio, the site is perfect for indoor boat storage/warehouse
- Extra land for outdoor use
- Ingress/egress available on Douglas Street



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CLEVELAND QUARRIES

**5259 Devon Drive
Vermillion, OH 44089**

County:	Erie
Market:	OTH
Sub Market:	Other Area
Land Size (Acres)	7.1 Acres
Available SF:	60,000 SF
Building SF:	60,000 SF
Industrial SF:	60,000 SF

General Listing/Transaction Information

Asking Price:	\$650,000.00 \$10.83 Per SF
Transaction Type:	Sale

Parking

Loading & Doors

# Int. Docks:	9
# GL/DID:	3
GL/DID Dim. (H x W)	12x16
Total Doors:	3

Contacts

Listing Broker(s)	Brian Smith CRESCO Real Estate 216.525.1476 bsmith@crescorealestate.com
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Building

Construction Status:	Existing
Primary Use:	Industrial
Multi-Tenant:	Single-Tenant
Year Built:	1975
ConstructionType:	Steel/Block
Exterior Type:	Brick & Steel
Roof Type:	Metal/Standing Seam
Deck Type:	Standing Seam Metal
Floor Type:	Concrete
Lighting Type:	Fluorescent
Sprinkler:	100% Wet
Heat:	No Heat
AC:	None
Ceiling Ht:	20' (Min) 25' (Max)
Column Spacing:	25x50

Utilities

Gas:	Columbia Gas
Water:	City
Sewer:	City
Power:	600 v 800 a 3 p
Power Supplier:	First Energy

Site

Land SF:	309,276 SF
Parcel Number:	18-00835, 18-00833, 18-00834, 18-00832
Zoning:	Industrial

Comments

Listing Comments: 60,000 SF warehouse/industrial building perfect for indoor boat storage/warehouse. 100% Wet sprinkler. 9 docks & 3 drive-in doors. Zoned Light Industrial.