

FOR SALE/LEASE 1,064 S.F. AUTO SALES & SERVICE SHOP

**PUTMAN
PROPERTIES**

Integrity and Trust Since 1985

Situated at traffic light on State Route 93



540 Wabash Ave N, Sugarcreek Township, Brewster, OH, 44613

Ample parking on lot for 15 plus cars.

Sale Price: \$72,500.00

Price Per Sq. FT.: \$56.46

RE Taxes/Year: \$690.18

Total Sq. Ft.: 1,064.00

Year Built: 1997

Acreage: .18

Warehouse

Lease Rate:

Sq.Ft: 1,064

\$/Mo: \$700.00

Tenant

Owner

Gas/Electric:

Water/Sewer:

Taxes/Insur:

Maint/Repairs:



Joey Shirkey

Cell: (330) 472-2295

jshirkey@putmanproperties.com



Tim Putman

Cell: (330) 495-0600

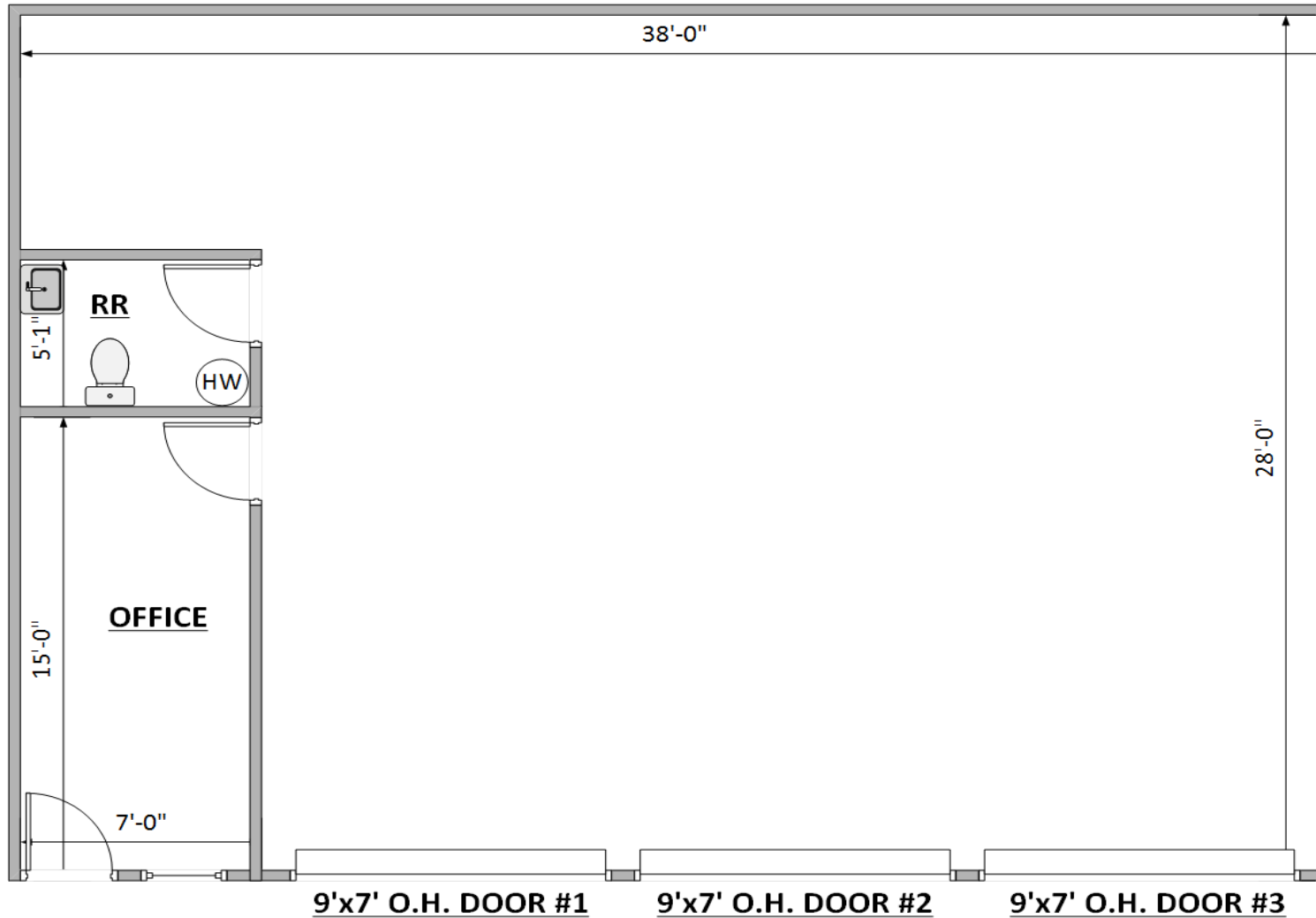
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www.putmanproperties.com

4065 Fulton Dr. NW
Canton, OH 44718

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BUILDING INFO

Previous: Auto Sales & Service
Total Sq Ft: 1064
Warehouse: 1064
Units: 1
Floor(s): 1
Year Built: 1997
Roof: Asphalt
Heat: Gas
Air: Window Unit
Unit/Bay Size: 28'x38'
Construction: Pole
OH Doors: 3

UTILITIES

Gas: Dominion East Ohio Gas
Electric: First Energy
Water: Brewster City
Sewer: Brewster City

ADDITIONAL INFO

- New roof in 2011
- 35 Year dimensional shingles
- Electric heating units
- Floor drains



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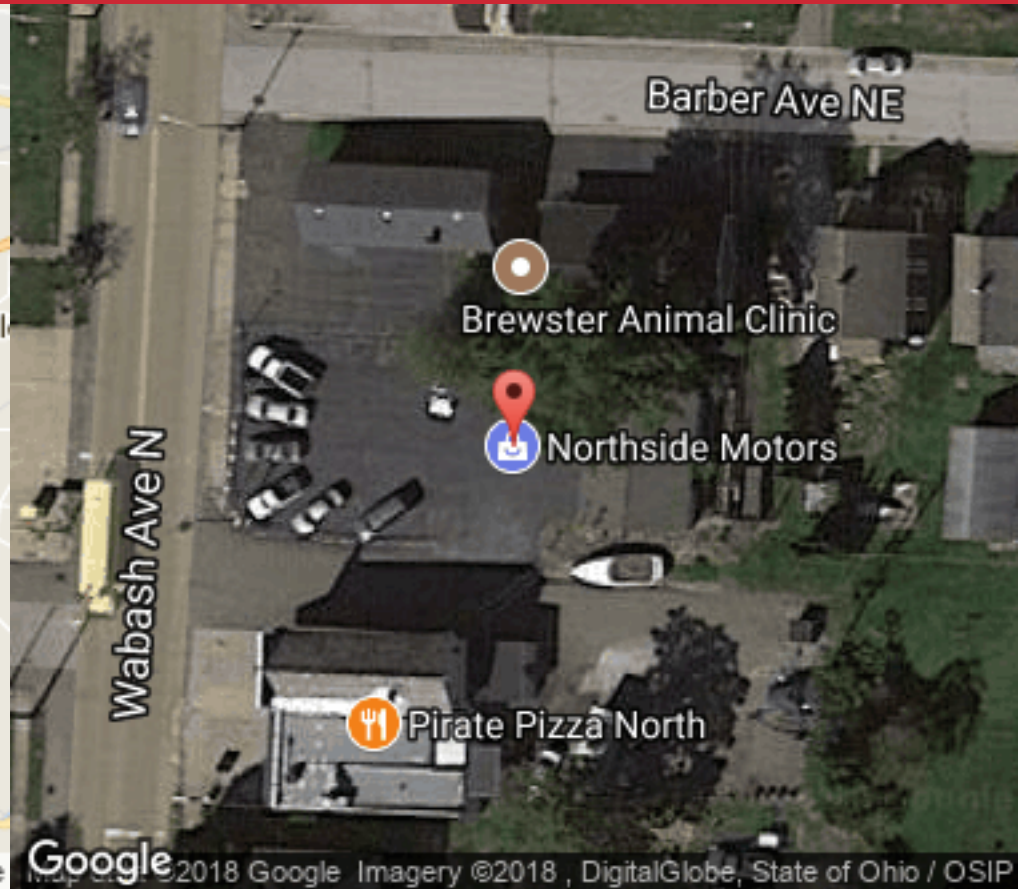
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Directions: I-77 to exit #104 onto US-30 W, US-62 W towards Massillon, take the OH-241/OH-93/Brewster exit, left onto Millersburg Rd SW, left onto Manchester Ave SW to S Wabash Ave on the right.



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SITE INFO

Acre(s): .18
Frontage: 50'
Depth: 150'
County: Stark
Township: Sugarcreek
Zoning: B-1
Topo: Level
Nearby Hwy: US-30
Distance: 5 Miles
Bus Lines: yes



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