

AVAILABLE FOR SALE

125,050 SF WAREHOUSE/DISTRIBUTION BUILDING



25

Foundation Place Barberton, Ohio

Property Highlights

- 125,050 SF building situated on 8.68 acres
 - 60,000 SF warehouse; 59,050 SF addition (built in 2009)
 - 6,000 SF of attractive built-out offices (60'x100')
- Built in 1999
- Warehouse and office lunchroom
- Rooftop HVAC units; Gas Reznor Heater
- 480 volt, 1000 amp power
- 18'-20' ceiling height
- 50'x40' column spacing
- 10 docks (8'x8')
- 3 drive-in doors
- Rail pump shed
- Rail spur providing access to the ABC terminal switch with connections to GSX, Wheeling and Lake Erie Railroad

SALE PRICE: \$5,500,000 (\$44.00/SF)

For more information, contact our licensed real estate salespersons:

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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.



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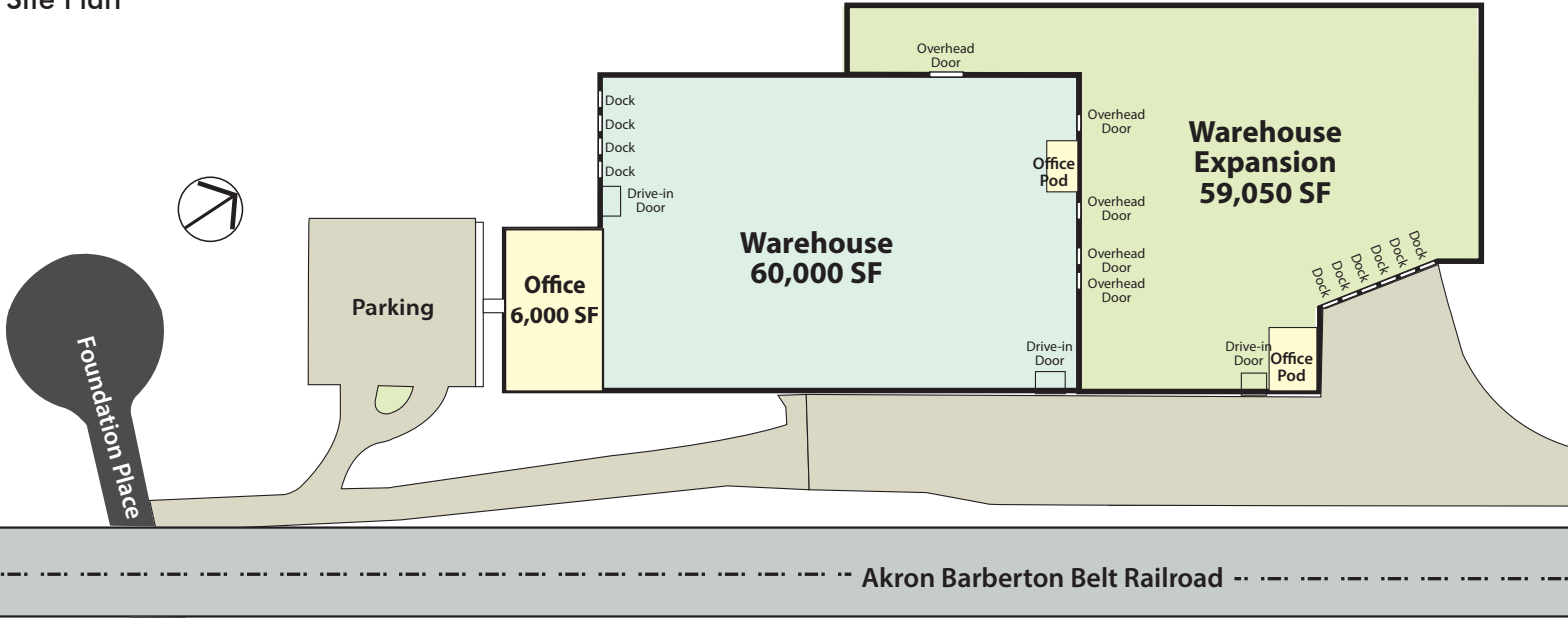
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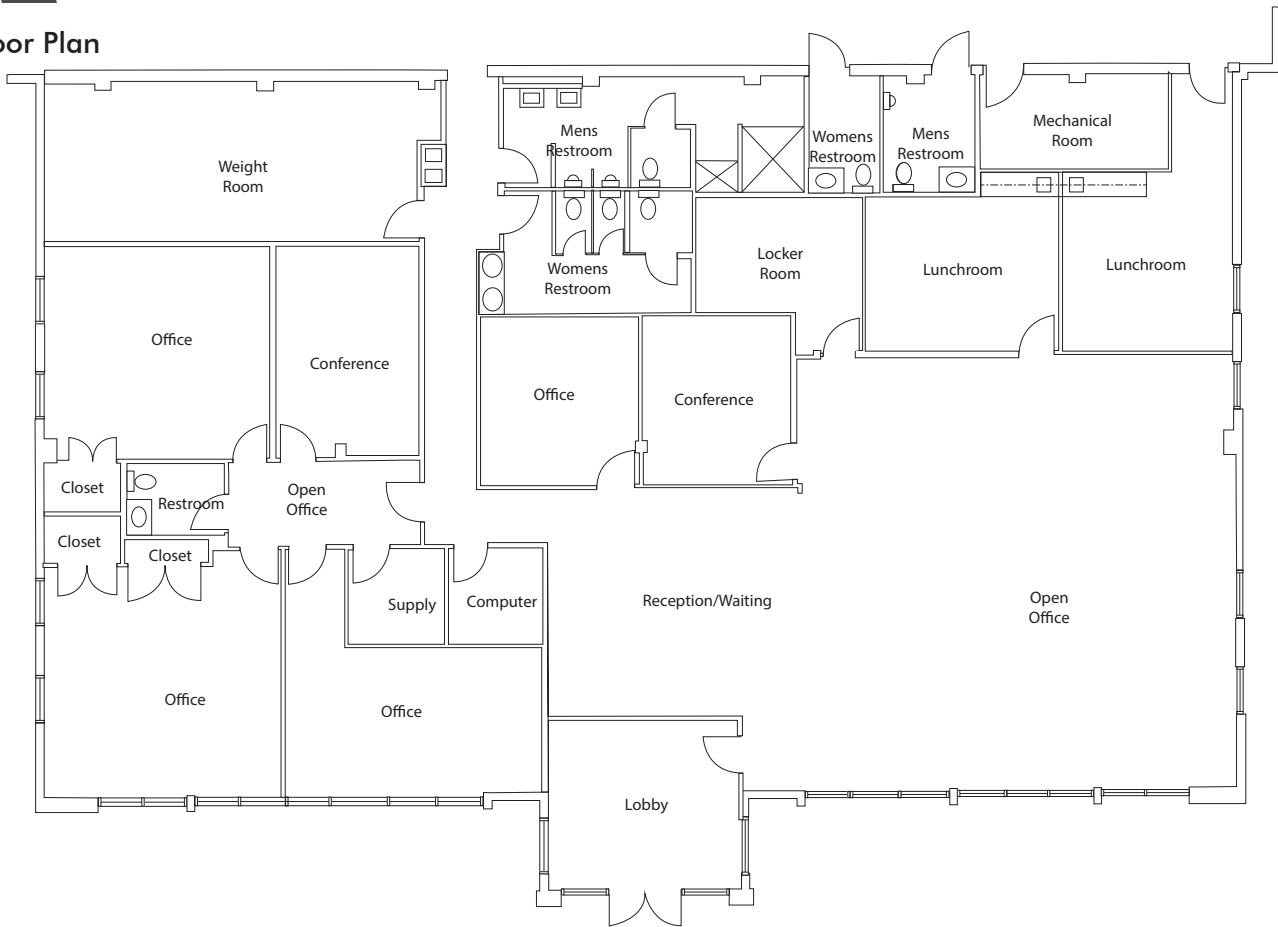
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Site Plan



Office Floor Plan



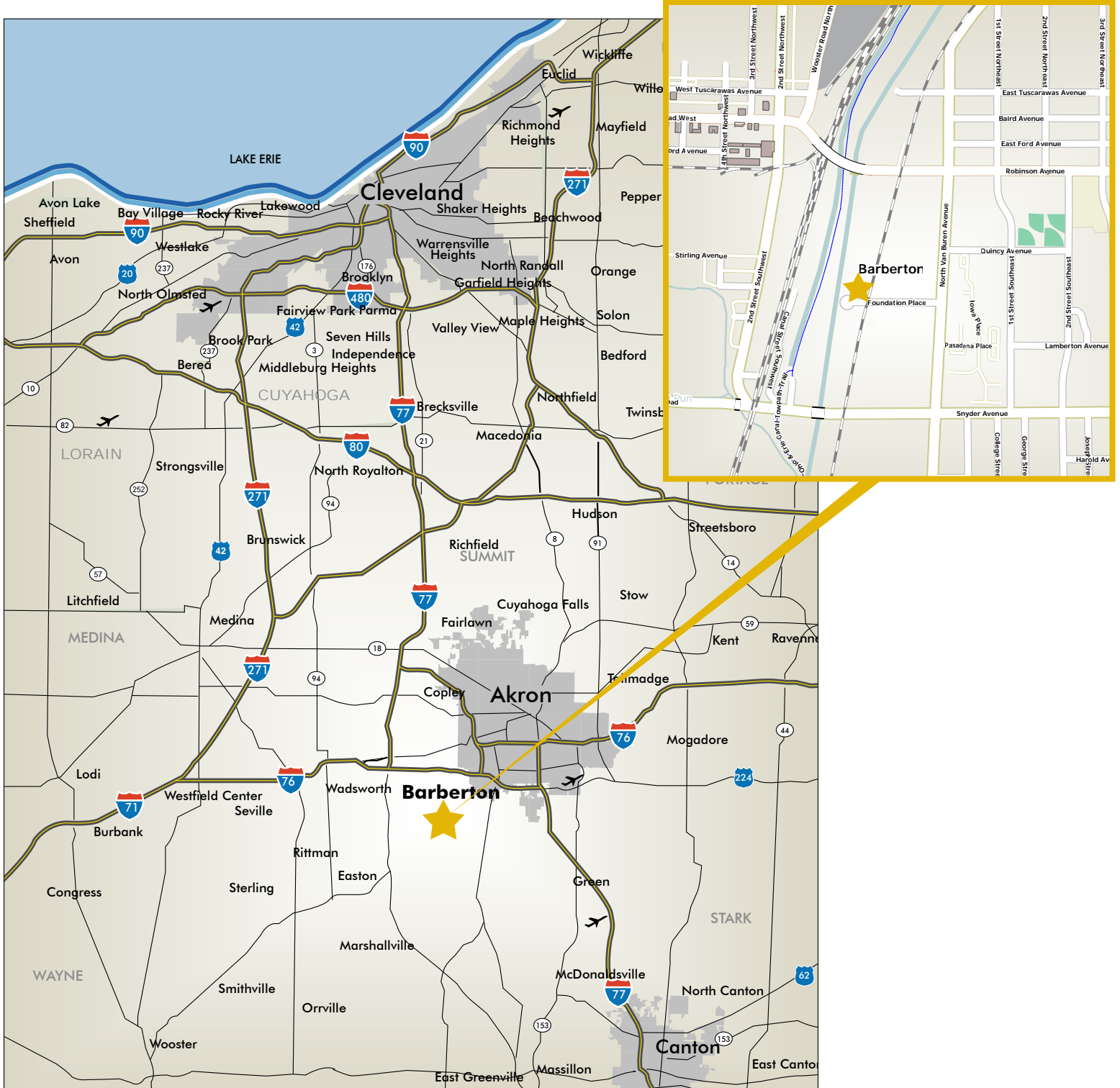
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