



CUSHMAN &
WAKEFIELD

CRESCO
Real Estate



26031 CENTER RIDGE ROAD
Westlake, Ohio 44145



AVAILABLE SPACES

- 7,855 SF - entire building is for sale
- Suite A - 1,533 SF
- Suite B - 2,500 SF
- Suite C - 1,911 SF
- Suite D - 1,911 SF

SALE PRICE

\$795,000.00

RENTAL RATE

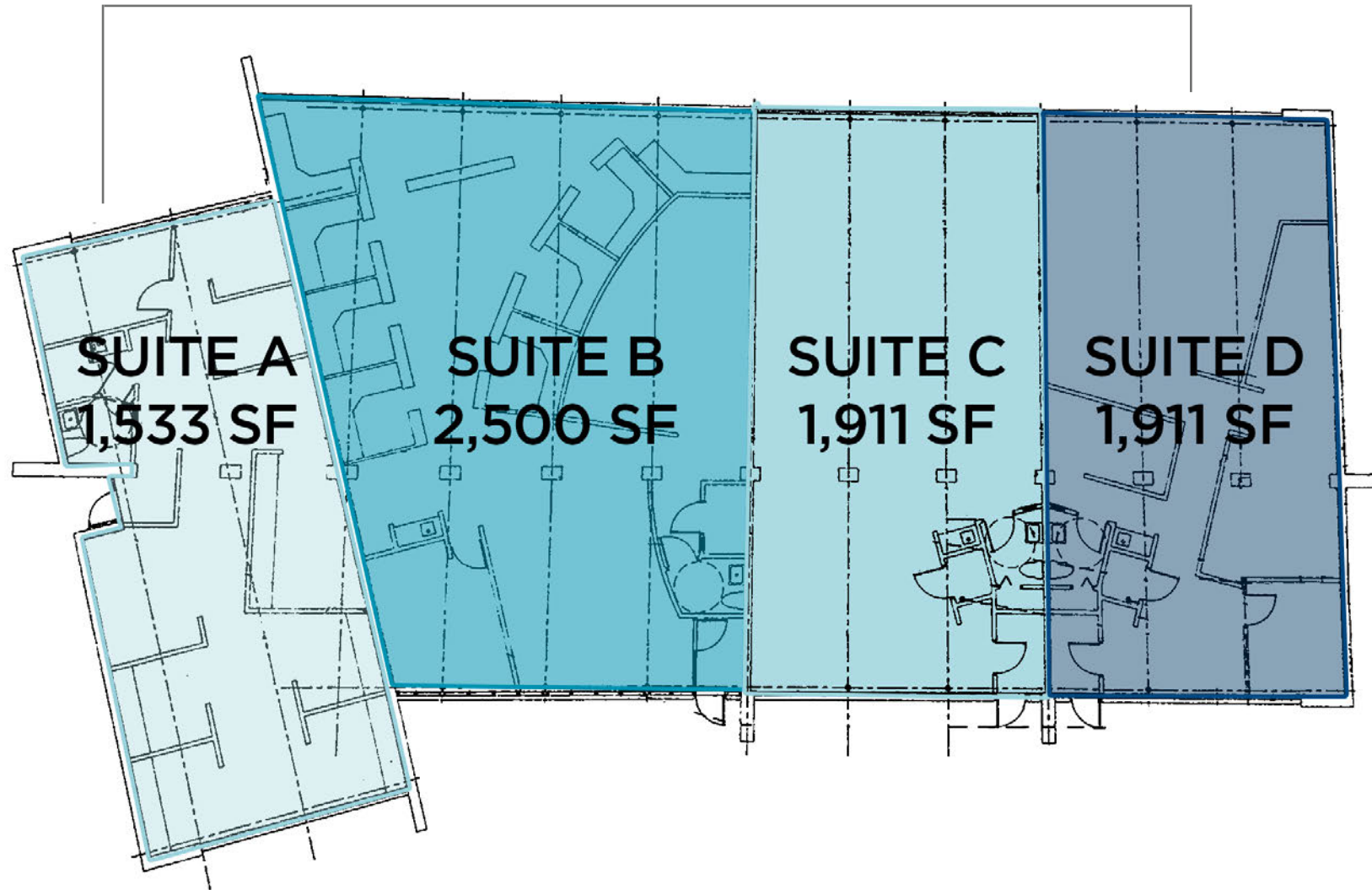
\$19.00/SF MG

PROPERTY HIGHLIGHTS

- Excellent owner/user opportunity with supplemental income
- All four (4) units can be combined for 7,855 SF
- Built in 1994; property updates include new roof (2010), two (2) new HVAC units, newer windows, parking lot patched and striped (2020)
- 20' vaulted ceilings
- Entire rear of building is lined by sliding glass doors
- Opportunity to expand the building or parking
- Building/monument signage opportunities
- Sellers open to short term leaseback

FLOORPLAN

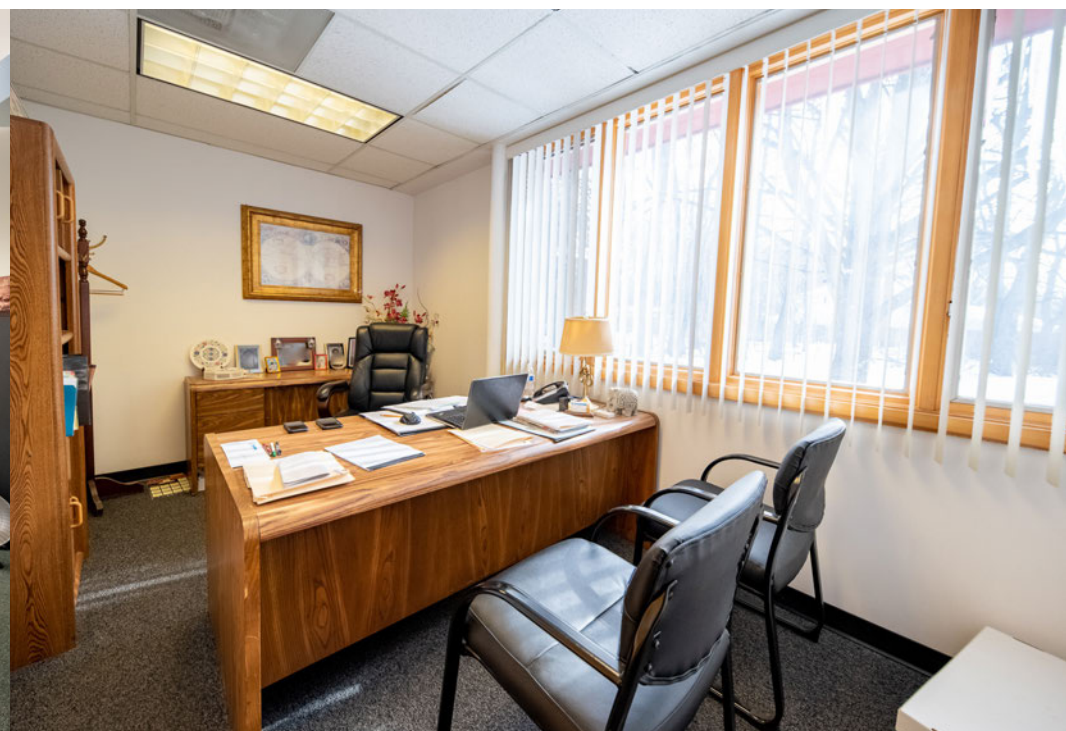
7,855 SF



PROPERTY PHOTOS

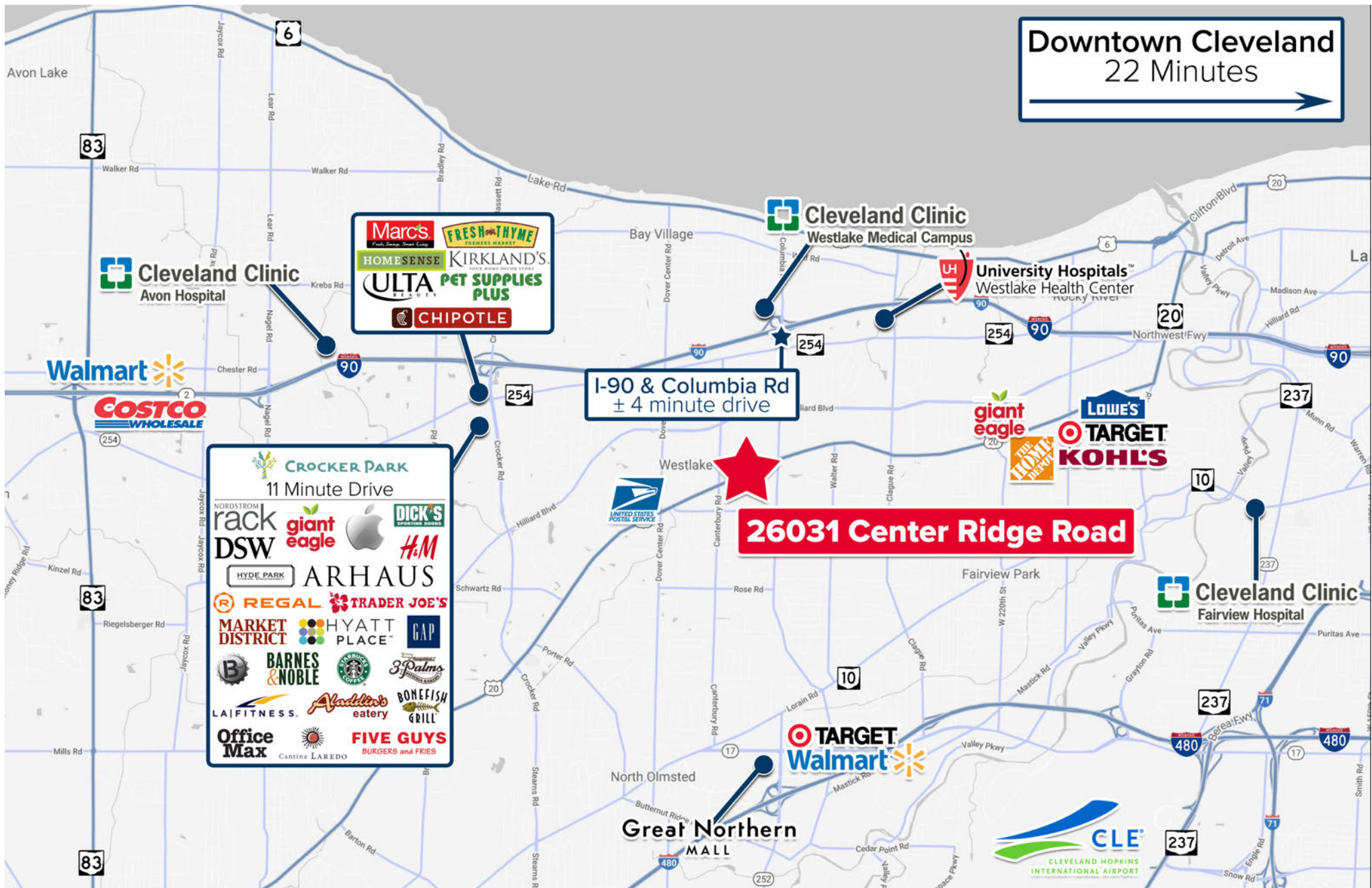


PROPERTY PHOTOS



PROPERTY PHOTOS







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