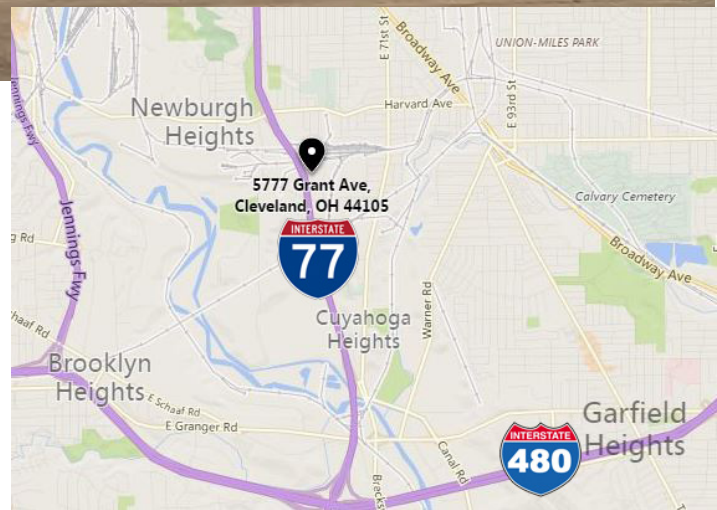




Property Highlights

- 20,000 Warehouse SF
- 5,000 Office SF
- Refurbished in 2015
- Three (3) internal docks
- Three (3) levelers
- Ceiling height 16'
- 2-story Parking Deck
- Sprinkler: Yes
- Lighting: LED
- Heat: Overhead gas
- Power: 800A / 480V /3PH
- Centrally located at I-77 / I-480
- I-77 freeway exposure with excellent on/off access at Grant Avenue
- Warehouse space can be leased separate from Office space



FRED CHRISTIE, SIOR
Principal
216.525.1468
fchristie@crescorealestate.com

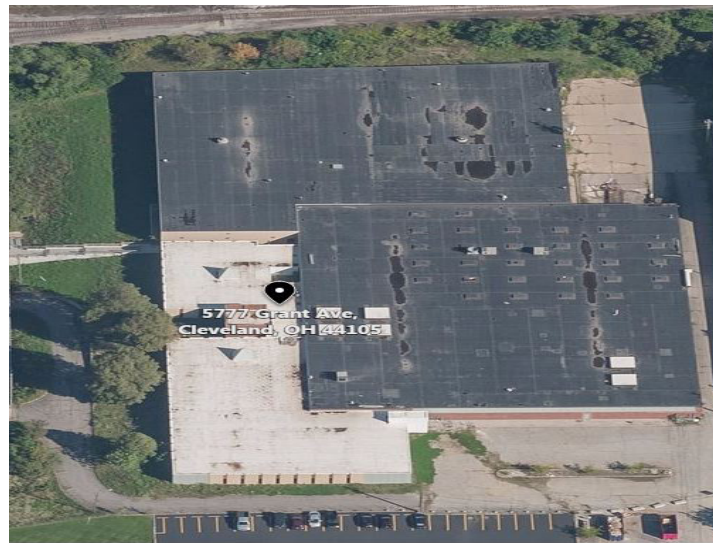
3 Summit Park Drive,
Suite 200
Cleveland, Ohio 44131
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FOR LEASE
5777 GRANT AVENUE
Cleveland, Ohio 44105



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Summary (35743)



5777 GRANT AVENUE

5777 Grant Avenue,
Ste 1

Cleveland, OH 44105

Market:	SO-Z1
Sub Market:	I-480/I-77 Corridor/South to Sprague Rd
Available SF:	25,000 SF
Building SF:	110,000 SF
Industrial SF:	20,000 SF
RSF:	110,000 SF
Office SF:	5,000 SF

Building

Construction Status:	Existing
Primary Use:	Industrial
Multi-Tenant:	Multi-Tenant
Year Refurbished	2015
ConstructionType:	Masonry
Exterior Type:	Brick
Roof Type:	Rubber
Roof Age:	2015
Deck Type:	Metal
Floor Type:	Concrete
Lighting Type:	LED
Sprinkler:	Yes
Heat:	Overhead Gas
Ceiling Ht:	16'

Utilities

Water:	City of Cleveland
Sewer:	City of Cleveland
Power:	480 v 800 a 3 p

Site

Zoning:	Industrial
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Crane

Comments

Listing Comments: Warehouse space can be leased separately from Office space.
2 story parking deck. Ample parking spaces.
Centrally located at I-77 / I-480. Facility offers I-77 freeway exposure and excellent on/off access to I-77 at Grant Avenue.

General Listing/Transaction Information

Asking Rate:	\$4.25 GROSS
Transaction Type:	Lease
Vacancy Type:	Direct

Parking

Loading & Doors

# Int. Docks:	3
# Int. Levelers:	3
Total Doors:	0

Contacts

Listing Broker(s)	Fred Christie, SIOR CRESCO Real Estate 216.525.1468 fchristie@crescorealestate.com
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