



# OFFICE FOR LEASE

# 3200 WEST MARKET STREET

AKRON, OH 44333

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# Property Summary



## OFFERING SUMMARY

Available SF: 390-677 SF

Lease Rate: \$12.50 SF/YR (NNN)

Building Size: 101,631 SF

Building Class: A

## PROPERTY OVERVIEW

3200-3250 West Market Street Office Campus is located in Fairlawn's West Market Corridor, Convenient Location across from Summit Mall and easy access to Interstate 77. Interstate 77 is the major highway between Akron and Cleveland. The Subject Property is 15 minute drive from downtown Akron and a 35 minute drive to downtown Cleveland.

VIEW VIRTUAL TOUR :<https://my.matterport.com/show/?m=awwDfZngq6w>

## PROPERTY HIGHLIGHTS

- Attractive Class A multi tenant office building
- Adjacent to the Hilton Hotel and Summit Mall
- On public transportation route
- Service by Fairlawn Gig High Speed Internet provider
- 28,390 vehicles per day along West Market Street

# Available Spaces

LEASE TYPE | NNN

TOTAL SPACE | 390 - 3,197 SF

LEASE TERM | Negotiable

LEASE RATE | \$17 SF/yr



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	
Suite 301	-	3,100 SF	NNN	\$17.00 SF/yr	-
Suite 1	-	320 SF	NNN	\$12.50 SF/yr	-
Suite 2	Available	390 SF	NNN	\$12.50 SF/yr	-
Suite 8	Available	630 SF	NNN	\$12.50 SF/yr	-
Suite 7	Available	677 SF	NNN	\$12.50 SF/yr	-
Suite 203	-	2,795 SF	NNN	\$16.00 SF/yr	-
Suite 205	Available	3,197 SF	NNN	\$16.00 SF/yr	-
Suite 303	Available	1,822 SF	NNN	\$16.00 SF/yr	-

# Suite 2



# Suite 8



# Retailer Map



# Traffic Counts

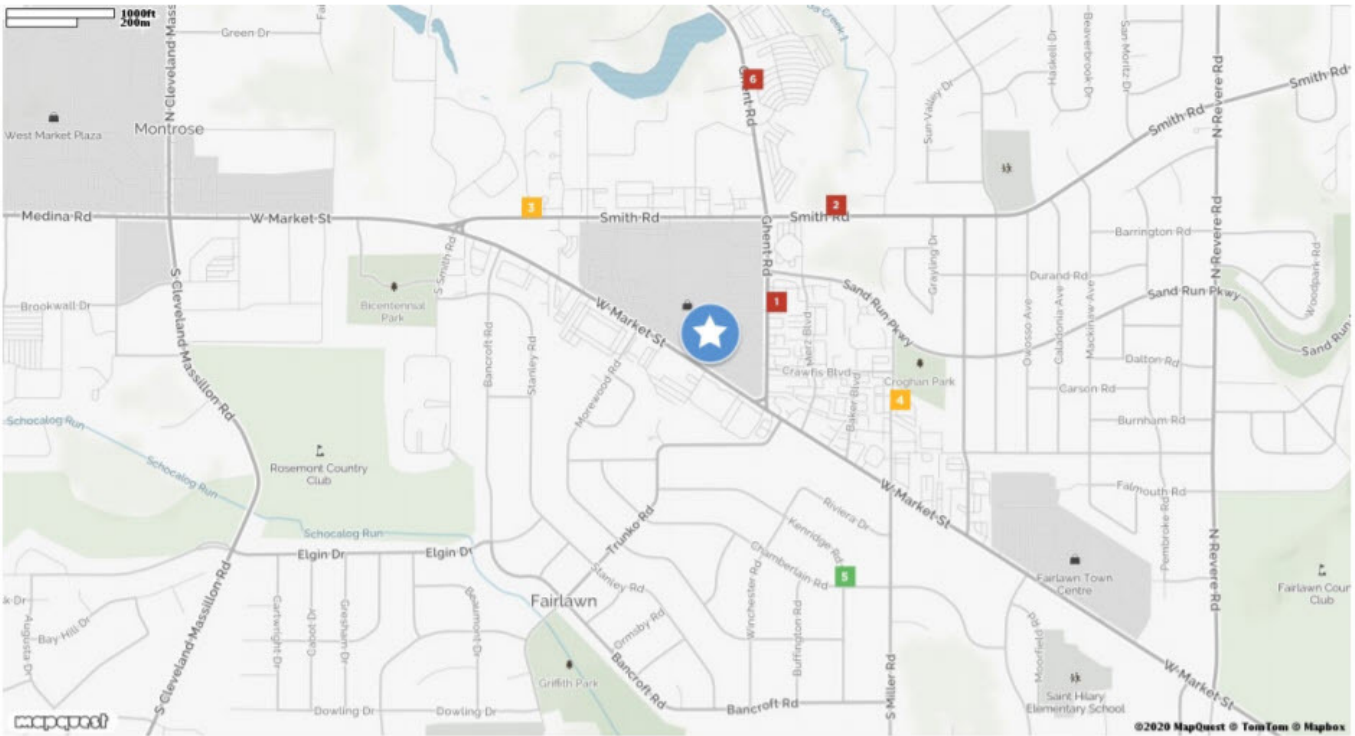
## 3200 Market St Suite 301



SVN Summit Commercial Real Estate Group, LLC

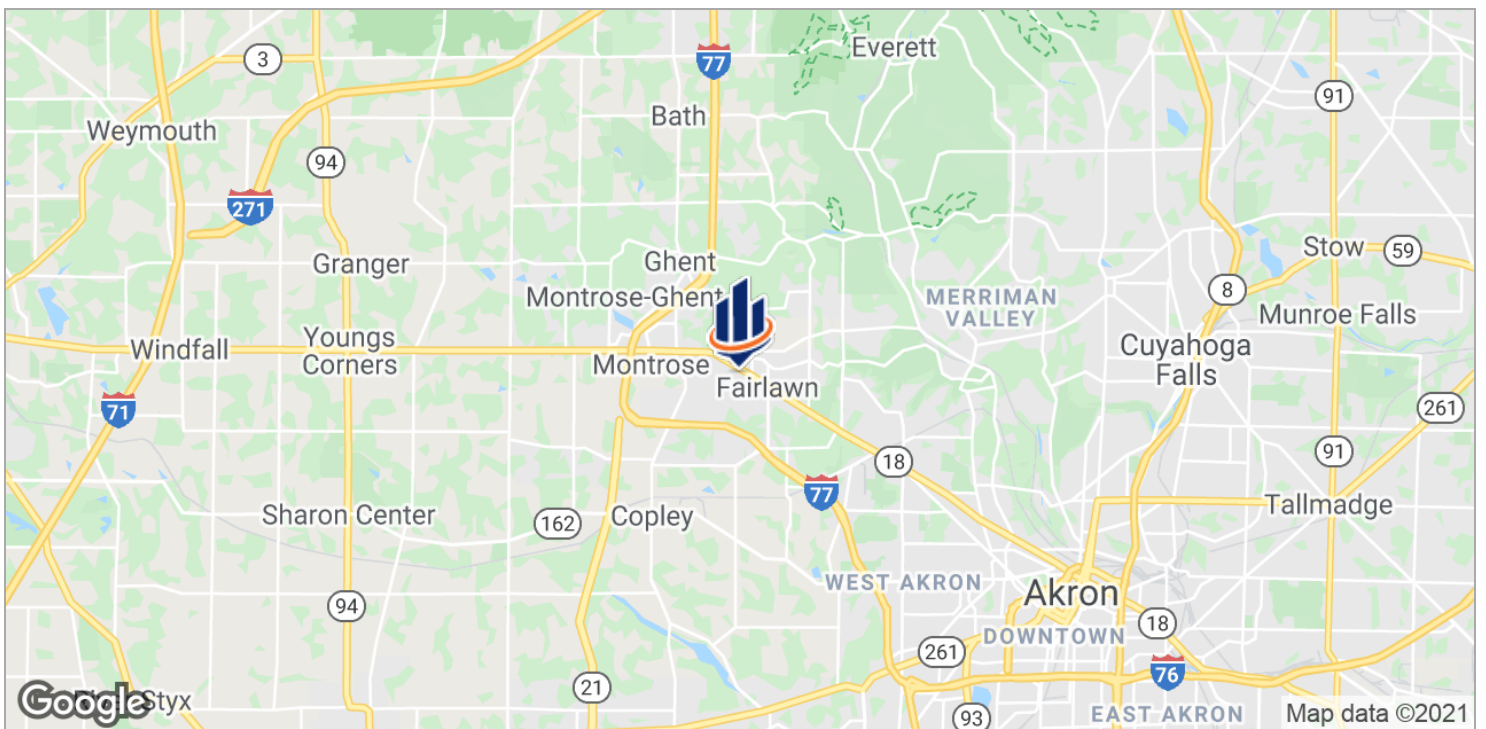
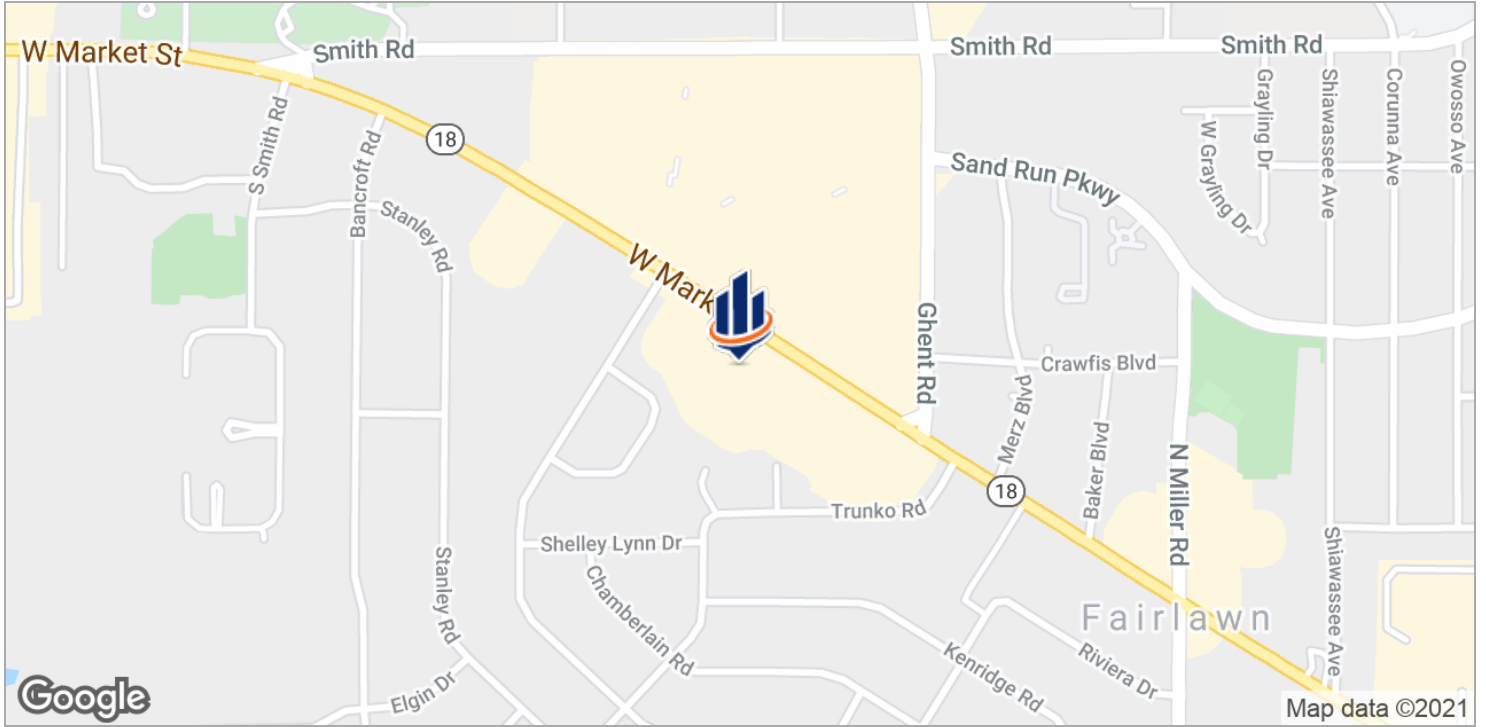
3009 Smith Rd, Suite 25 Fairlawn, OH 44333 |

## Traffic Counts



<b>1</b>	<b>2</b>	<b>3</b>	<b>4</b>	<b>5</b>
<b>GHENT RD</b>	<b>SMITH RD</b>	<b>SMITH RD</b>	<b>N MILLER RD</b>	<b>CHAMBERLAIN RD</b>
Year: 2018	Year: 2018	Year: 2018	Year: 2018	Year: 2018
10,083	13,928	9,988	7,751	1,856
<b>6</b>				
<b>GHENT RD</b>				
Year: 2018				
15,882				

# Location Maps

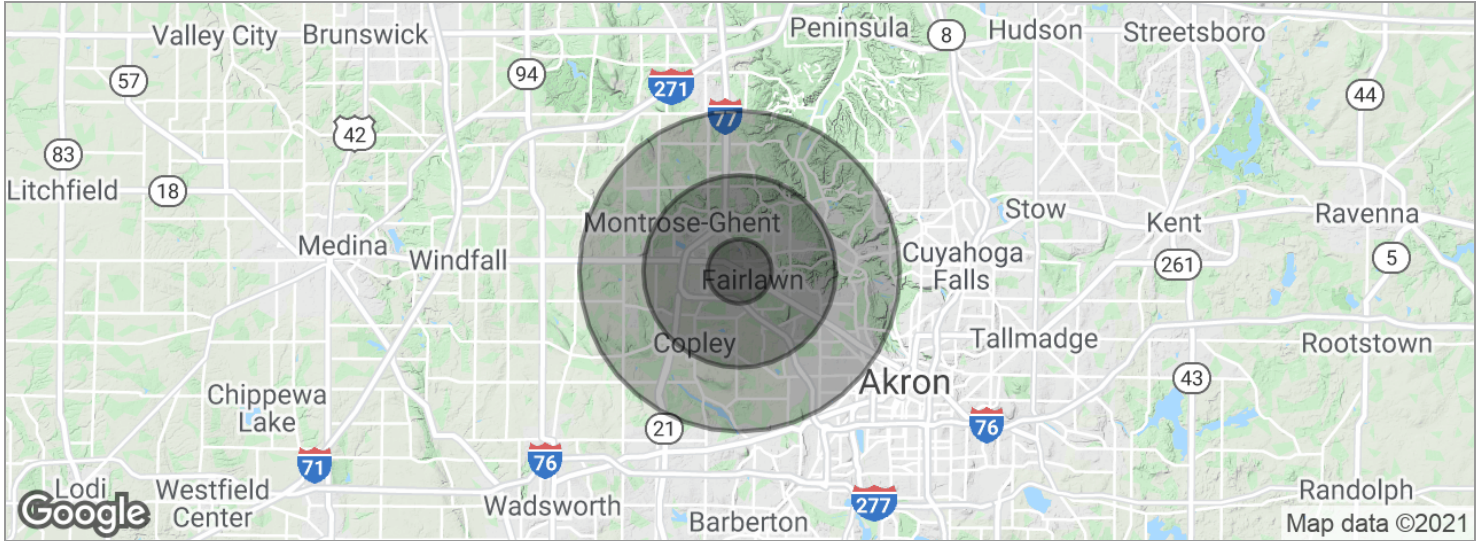


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# Demographics Map



<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total population	4,488	32,380	84,230
Median age	47.4	43.3	42.3
Median age [Male]	47.2	42.4	40.5
Median age [Female]	47.2	44.4	44.3
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total households	2,011	13,692	35,672
# of persons per HH	2.2	2.4	2.4
Average HH income	\$78,416	\$87,977	\$81,021
Average house value	\$230,033	\$250,598	\$245,204

\* Demographic data derived from 2010 US Census