

**32,840 SF OFFICE  
FOR SALE**



**VANTAGE POINTE – UNIT B+C – OFFICES FOR SALE**

2181 East Aurora Rd., Twinsburg, OH 44087

**CONTACT:**

**Mac Biggar**

MacBiggar@HannaCRE.com

(216) 839-2020

**Amanda Foradori**

AmandaForadori@HannaCRE.com

(216) 861-5435

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## PROPERTY OVERVIEW

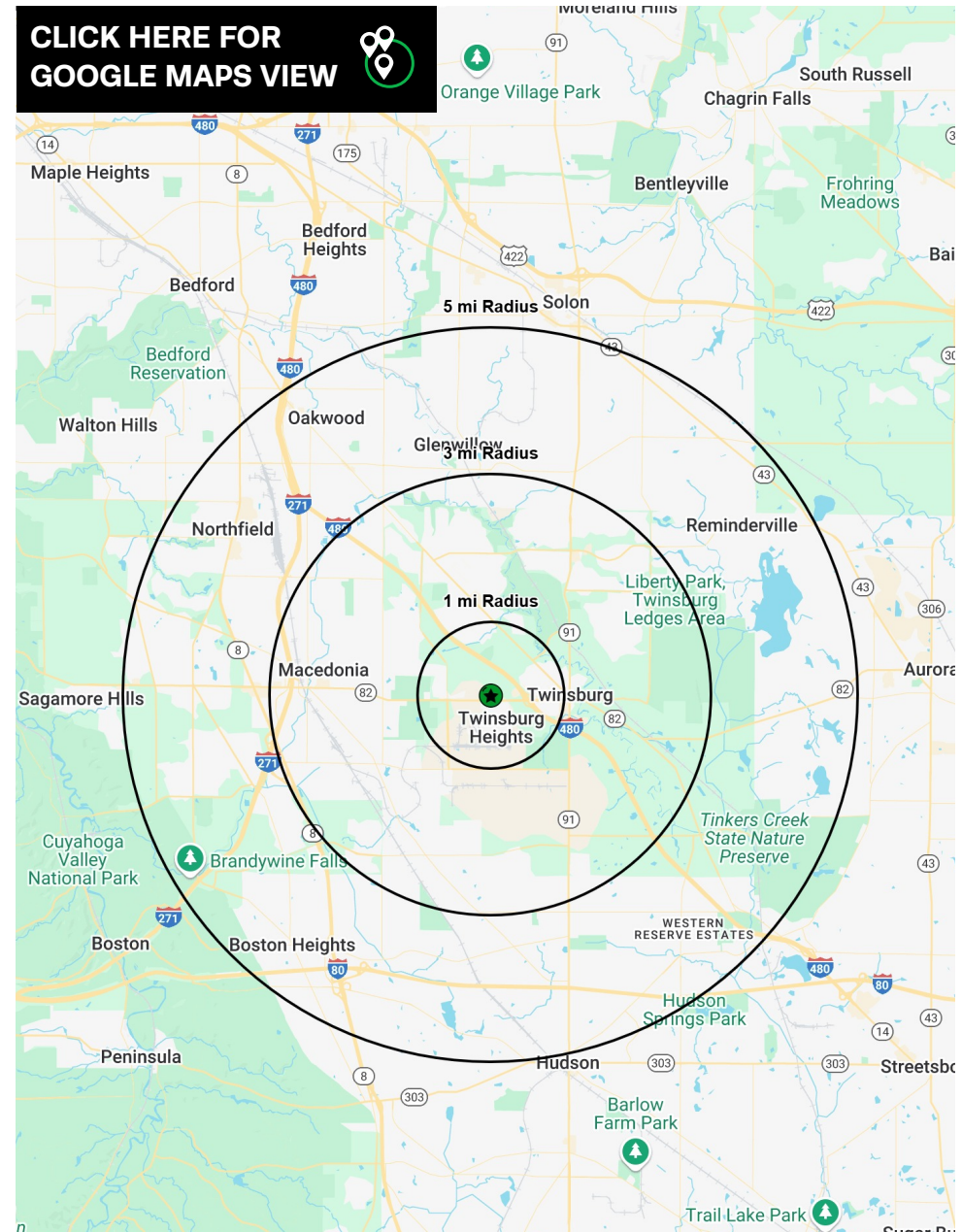
### PROPERTY SUMMARY

- **UNIT B: 17,840 SF**
- **UNIT C: 15,000 SF**
- **FOR SALE: \$2,499,000**
- Exceptionally maintained, Class B Office Building
- Ample parking
- Conveniently located near highways I-271 and I-480
- Within walking distance to local amenities; restaurants, retail, Hilton Garden Inn
- Surrounded by National Parks and Reservations
- Zoned C - Commercial

### DEMOGRAPHICS

|                    | 1-MILE    | 3-MILE    | 5-MILE    |
|--------------------|-----------|-----------|-----------|
| POPULATION         | 4,165     | 34,139    | 86,869    |
| HOUSEHOLDS         | 1,805     | 13,481    | 34,746    |
| AVERAGE HH INCOME  | \$120,453 | \$148,724 | \$150,406 |
| MEDIAN HH INCOME   | \$75,539  | \$111,062 | \$114,993 |
| DAYTIME POPULATION | 5,926     | 32,113    | 76,359    |

CLICK HERE FOR  
GOOGLE MAPS VIEW



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PICTURES





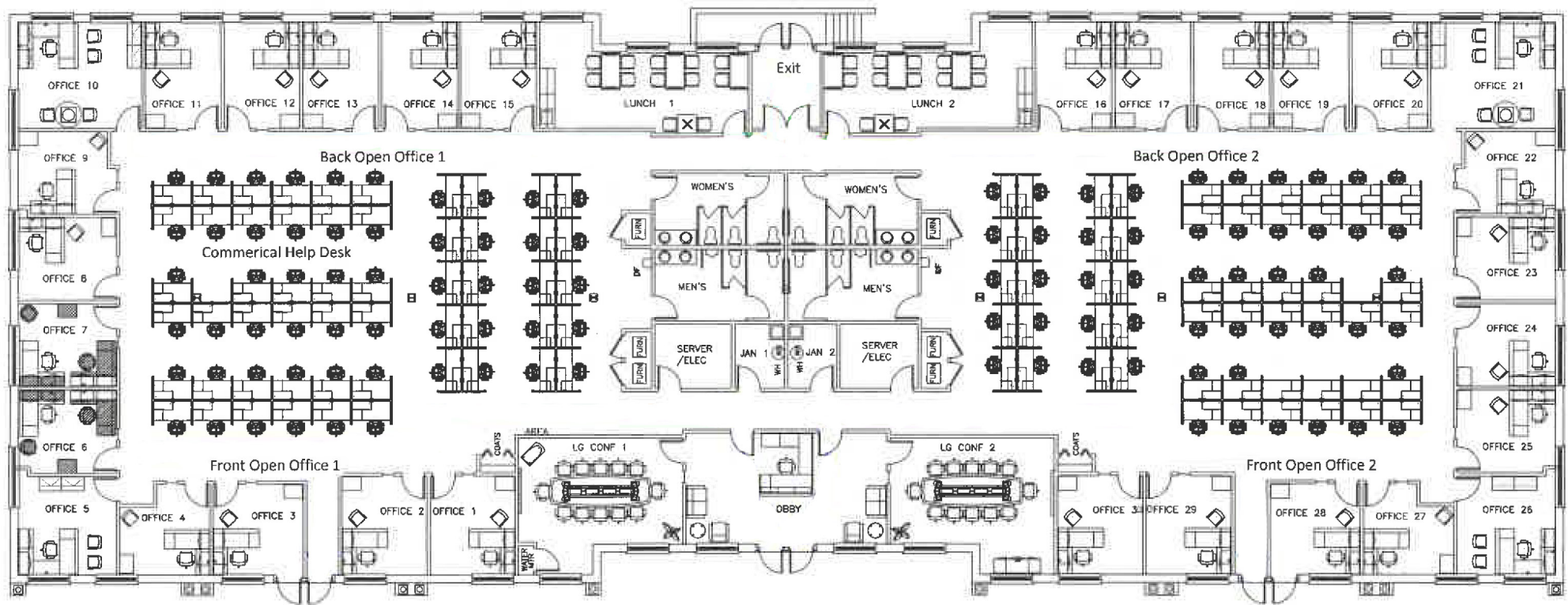
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FLOOR PLAN - BUILDING C

## BUILDING C

- 62 Parking Spaces
- 15,000 SF





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AERIAL

Twinsburg, OH

SITE  
Unit-B+C  
32,840 SF

