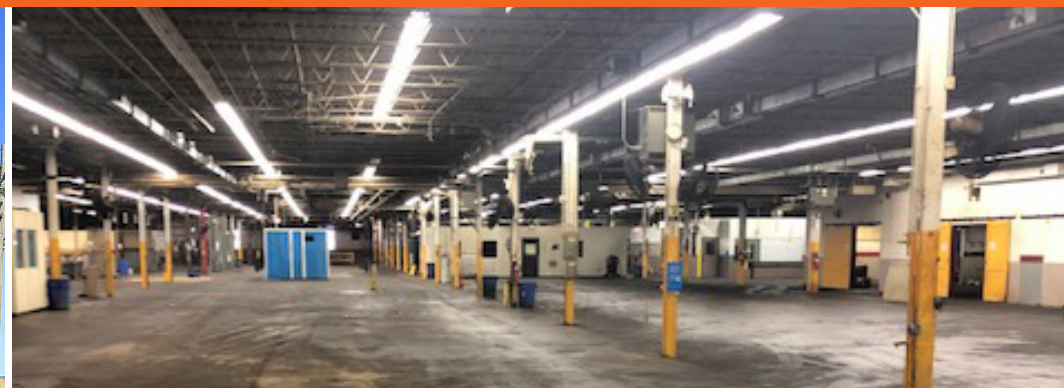


FOR SALE

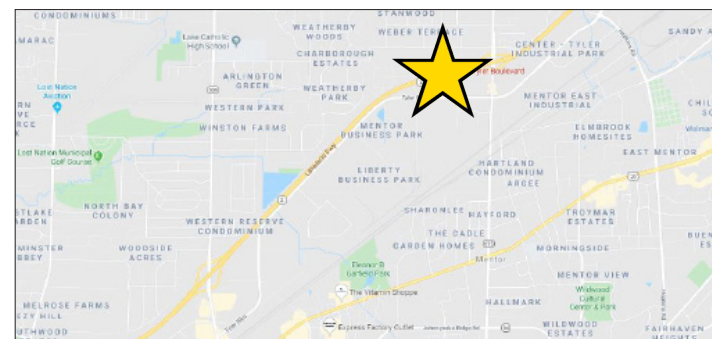
123,960 SF Freestanding Industrial Facility with Crain's 8229 Tyler Blvd., Mentor, OH 44060

PRICE REDUCED!



PROPERTY OVERVIEW

- 123,960 SF Total
- 118,342 SF Warehouse
- 5,618 SF Office
- 7.77 Acres
- Zoned M-2
- Two Cranes: 7.5 Ton
- 15' Clear Height
- Power: 480 V / 277 / 3,000 AMP
- 5 Interior Docks
- Wet Sprinkler System – 100% of the GBA
- Fluorescent, Metal Halide Lighting
- Offered for Sale at: **WAS:** \$3,699,000
NOW: \$3,199,000



[View in Google Maps](#)



The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.

Gregory B. West

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Nathan Osborne

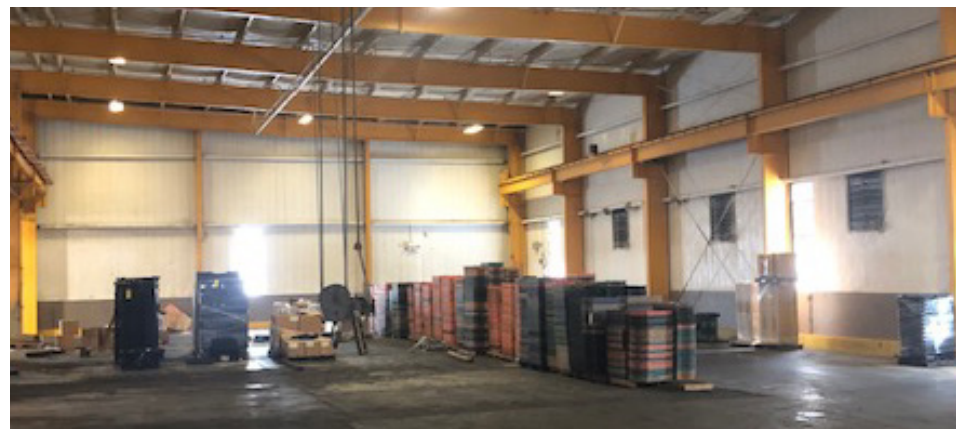
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FOR SALE

123,960 SF Light Industrial Warehouse

8229 Tyler Blvd., Mentor, OH 44060



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