
City of Wickliffe Available Commercial Properties

9/28/2016



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Type: **Land**
 Proposed Use: **Industrial**
 Zoning: **Industrial**
 Density: -

Parcel Size: **9.50 AC**
 Lot Dimensions: -
 Improvements: -
 On-Site Improv: -

Landlord Rep: -
 Developer: -
 Management: -
 True Owner: **City of Wickliffe**
 Recorded Owner: **City of Wickliffe**

Parcel Number: **29-A-008-0-00-005**
 Sales Company: **The Dalad Realty: Jason Laver (216) 524-3121 X562**
 For Sale: **For Sale - Active**



Location: **Northeast Ind Cluster
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Class C Manufacturing**
Status: **Built 1955**
Tenancy: **Multiple Tenant**

Land Area: **1.13 AC**
Stories: **1**
RBA: **13,592 SF**

Landlord Rep: **Wickliffe Truss Co Inc**
Management: **-**
Recorded Owner: **Wickliffe Truss Co**

Total Avail: **13,500 SF**
% Leased: **0.7%**

Ceiling Height: **12'0"-30'0"**
Column Spacing: **-**
Drive Ins: **8 - 12'0" w x 14'0" h**
Loading Docks: **None**
Power: **220a 3p**

Crane: **1**
Rail Line: **-**
Cross Docks: **-**
Const Mat: **Metal**
Utilities: **-**

For Sale: **Not For Sale**
Expenses: **2015 Tax @ \$0.37/sf, 2011 Est Tax @ \$0.36/sf; 2004 Est Ops @ \$0.44/sf**
Parcel Number: **29-A-008-J-00-002**
Parking: **Free Surface Spaces**
Amenities: **Bus Line, Commuter Rail**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st / Suite 1335 <i>Wickliffe Truss Co Inc / Cheryl Hayes (440) 210-0156</i> VACANCY PLACEHOLDER	3,500	3,500	\$4.00-\$8.00/mg	Vacant	1-5 yrs	Direct
P 1st / Suite 1337 <i>Wickliffe Truss Co Inc / Cheryl Hayes (440) 210-0156</i> VACANCY PLACEHOLDER	4,000	4,000	\$4.00-\$8.00/nnn	Vacant	1-5 yrs	Direct



Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st / Suite 1339	6,000/1,280 ofc	6,000	\$4.00-\$8.00/nnn	Vacant	1-5 yrs	Direct
Wickliffe Truss Co Inc / Cheryl Hayes (440) 210-0156						
VACANCY PLACEHOLDER						

Building Notes

Consists of two separate buildings.



Location: **Master Grinding**
Northeast Ind Cluster
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class C Manufacturing**

Status: **Built 1950**
 Tenancy: **Multiple Tenant**

Land Area: **0.41 AC**
 Stories: **1**
 RBA: **9,405 SF**

Landlord Rep: **Cushman & Wakefield|CRESCO**
 Management: **-**
 Recorded Owner: **Beachland Rentals LLC**

Total Avail: **1,620 SF**
 % Leased: **82.8%**

Ceiling Height: **12'0"-14'0"**
 Column Spacing: **-**
 Drive Ins: **4 - 10'0" w x 10'0" h**
 Loading Docks: **None**
 Power: **-**

Crane: **-**
 Rail Line: **None**
 Cross Docks: **-**
 Const Mat: **Masonry**
 Utilities: **Heating, Lighting - Fluorescent**

For Sale: **Not For Sale**
 Expenses: **2015 Tax @ \$0.56/sf**
 Parcel Number: **29-A-008-E-00-036**
 Parking: **Free Surface Spaces**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st	1,620/120 ofc	1,620	\$4.00/nnn	Vacant	Negotiable	Direct

Cushman & Wakefield|CRESCO / Jason Griffith (216) 525-1494



Location: **Northeast Ind Cluster**
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class C Service**
 Status: **Built 1966**
 Tenancy: **Multiple Tenant**

Land Area: **0.58 AC**
 Stories: **1**
 RBA: **13,170 SF**

Landlord Rep: **Soeder Properties**
 Management: **-**
 Recorded Owner: **Morganti Adele**
 Sales Company: **Soeder Properties: Kurt Soeder (440) 269-1300**

Total Avail: **3,000 SF**
 % Leased: **77.2%**

Ceiling Height: **-**
 Column Spacing: **-**
 Drive Ins: **4 - 10'0" w x 12'0" h**
 Loading Docks: **None**
 Power: **-**

Crane: **None**
 Rail Line: **None**
 Cross Docks: **-**
 Const Mat: **Masonry**
 Utilities: **-**

For Sale: **For Sale at \$389,900 (\$29.61/SF) - Active**
 Expenses: **2015 Tax @ \$0.69/sf**
 Parcel Number: **29-A-008-E-00-030**
 Parking: **20 free Surface Spaces are available; Ratio of 1.52/1,000 SF**
 Amenities: **Signage**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st	3,000/1,500 ofc	3,000	\$3.80/+util	Vacant	3 yrs	New
Soeder Properties / Kurt Soeder (440) 269-1300						



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Type: **Land**
 Proposed Use: -
 Zoning: **General Business**
 Density: -

Landlord Rep: -
 Developer: -
 Management: -
 True Owner: -

Parcel Size: **17.20 AC**
 Lot Dimensions: -
 Improvements: -
 On-Site Improv: -

Recorded Owner: **Autonation Usa Corp**

Parcel Number: **29-B-010-J-00-002**

Sales Company: **JLL: Bob Gross (216) 937-2389**

For Sale: **For Sale - Active**



Location: **Wickliffe Partnership**
Northeast Ind Cluster
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Landlord Rep: **Cushman & Wakefield|CRESCO**
 Management: -
 Recorded Owner: **Wickliffe Limited Partnership**

Ceiling Height: **20'0"**
 Column Spacing: -
 Drive Ins: **1**
 Loading Docks: **2 ext**
 Power: -

For Sale: **Not For Sale**
 Expenses: **2015 Tax @ \$0.15/sf**
 Parcel Number: **29-A-004-G-00-026**

Building Type: **Class C Warehouse**

Status: **Built 1955**
 Tenancy: **Single Tenant**

Land Area: **4.05 AC**
 Stories: **1**
 RBA: **17,000 SF**

Total Avail: **17,000 SF**
 % Leased: **100%**

Crane: **1/5 tons**
 Rail Line: **None**
 Cross Docks: -
 Const Mat: **Metal**
 Utilities: **Heating, Lighting - Sodium**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
E 1st	17,000 div/1,800 ofc	17,000	\$3.00/ig	30 Days	Negotiable	Direct

Cushman & Wakefield|CRESCO / Fred W. Christie (216) 525-1468

Building Notes

NE location with access to I-90, I-271 and Route 2. Clean building. Two-ton crane covers two-thirds of the warehouse. Fluorescent lighting. Infrared heating.



Location: **Former 4 Points by Sheraton**
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Hospitality/Hotel**

Status: **Built 1979, Renov 1997**

Stories: **4**

RBA: **124,212 SF**

Typical Floor: **19,847 SF**

Total Avail: **16,000 SF**

% Leased: **0%**

Landlord Rep: **Hanna Commercial Real Estate**

Developer: -

Management: -

Recorded Owner: **Lake Wick Hotel LLC**

For Sale: **Not For Sale**

Expenses: **2015 Tax @ \$0.66/sf**

Parcel Number: **29-B-010-0-00-014, 29-B-010-0-00-022**

Parking: **300 free Surface Spaces are available; Ratio of 3.80/1,000 SF**

Amenities: **Atrium, Bar/Lounge/Nightclub, Conferencing Facility, Fitness Center, Pool, Restaurant**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	16,000	16,000	16,000	\$16.00/nnn	30 Days	Negotiable	Direct

Hanna Commercial Real Estate / Andy Chess (216) 861-7200



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Specialty/Lodge/Meeting Hall**

Status: **Built 1968**

Stories: **1**

RBA: **8,000 SF**

Typical Floor: **8,000 SF**

Total Avail: **4,000 SF**

% Leased: **0%**

Landlord Rep: -
 Developer: -
 Management: -
 Recorded Owner: **Wickliffe Hospitality Llc**

For Sale: **Not For Sale**

Expenses: **2009 Tax @ \$7.86/sf**

Parcel Number: **29-A-010-B-00-012**

Parking: **246 free Surface Spaces are available**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite Space 1	4,000	4,000	4,000	\$8.00/mg	30 Days	1-5 yrs	Direct

Hoff & Leigh / Joe Zumpano (330) 940-9360



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/Fast Food**
 Bldg Status: **Built 1989**
 Building Size: **5,244 SF**
 Typical Floor Size: **5,244 SF**
 Stories: **1**
 Land Area: **1 AC**
 Total Avail: **-**
 % Leased: **100%**
 Total Spaces Avail: **0**
 Smallest Space: **0 SF**
 Bldg Vacant: **-**

Landlord Rep: -
 Developer: -
 Management: -
 Recorded Owner: -

Expenses: **2015 Tax @ \$3.98/sf**

Parcel Number: **29-A-008-0-00-039**

Sales Company: **McDonalds Corporation: Nancy Dittmeier (781) 801-3966**

For Sale: **For Sale - Active**

Amenities: **Pylon Sign, Signage**

Street Frontage: **33 feet on Euclid Ave(with 1 curb cut)**

Parking: **55 free Surface Spaces are available**



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/Auto Repair**
 Bldg Status: **Built 1988**
 Building Size: **5,758 SF**
 Typical Floor Size: **5,758 SF**
 Stories: **1**
 Land Area: **0.62 AC**
 Total Avail: **5,758 SF**
 % Leased: **0%**
 Total Spaces Avail: **1**
 Smallest Space: **5,758 SF**
 Bldg Vacant: **5758**

Landlord Rep: -
 Developer: -
 Management: -
 Recorded Owner: **Freeway Lanes Holdings Llc**
 Expenses: **2015 Tax @ \$15.06/sf**

Parcel Number: **29-A-008-0-00-036**

Sales Company: **Sequoia Realty Corp.: Rick B. Ferris (440) 946-8600 X103**

For Sale: **For Sale at \$375,000 (\$65.13/SF) - Active**

Parking: -

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
	5,758	5,758	5,758	Withheld	Vacant	TBD	Direct

Sequoia Realty Corp. / Rick B. Ferris (440) 946-8600 x103



Location: **AKA 290th St @ Rt 20
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Retail/Freestanding**
Bldg Status: **Built 1957**
Building Size: **16,164 SF**
Typical Floor Size: **16,164 SF**
Stories: **1**
Land Area: **1.76 AC**
Total Avail: **16,000 SF**
% Leased: **1.0%**
Total Spaces Avail: **3**
Smallest Space: **1,500 SF**
Bldg Vacant: **16000**

Landlord Rep: **Global Real Estate Advisors, Inc.**
Developer: -
Management: -
Recorded Owner: **Istra Realty Llc**
Expenses: **2015 Tax @ \$1.00/sf**

Parcel Number: **29-B-008-F-00-001**

Sales Company: **Global Real Estate Advisors, Inc.: Neil Sawicki (440) 255-5552 X221**

For Sale: **For Sale at \$550,000 (\$34.03/SF) - Active**

Amenities: **Freeway Visibility, Signalized Intersection**

Cross Street: **W 290th St**

Street Frontage: **250 feet on W 290th Street
211 feet on Euclid Ave**

Parking: **104 free Surface Spaces are available; Ratio of 3.13/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	5,500	16,000	16,000	\$5.00/nnn	Vacant	Negotiable	Direct
<i>Global Real Estate Advisors, Inc. / Neil Sawicki (440) 255-5552 x221</i>							
P 1st	1,500	16,000	16,000	\$5.00/nnn	Vacant	Negotiable	Direct
<i>Global Real Estate Advisors, Inc. / Neil Sawicki (440) 255-5552 x221</i>							
P 1st	9,000	16,000	16,000	\$5.00/nnn	Vacant	Negotiable	Direct
<i>Global Real Estate Advisors, Inc. / Neil Sawicki (440) 255-5552 x221</i>							

Building Notes

Entire building in excellent condition! Retail space is occupied. Party center is per booking basis. Bocci courts! Prime location!



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/Storefront Retail/Residential**
 Bldg Status: **Existing**
 Building Size: **2,852 SF**
 Typical Floor Size: **1,756 SF**
 Stories: **2**

Landlord Rep: -
 Developer: -
 Management: -
 Recorded Owner: -

Total Avail: -
 % Leased: **100%**
 Total Spaces Avail: **0**
 Smallest Space: **0 SF**
 Bldg Vacant: -

Expenses: **2015 Tax @ \$0.97/sf**

Parcel Number: **29-B-008-A-00-002**

Sales Company: **Yanesh Brothers Construction Co., Inc.: William S. Yanesh (440) 943-2020**

For Sale: **For Sale as part of a portfolio of 3 properties - Active**

Street Frontage: **146 feet on 290th St**
46 feet on Euclid Ave

Parking: **10 free Surface Spaces are available; Ratio of 3.51/1,000 SF**



Location: **Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Retail/Freestanding**
Bldg Status: **Existing**
Building Size: **3,850 SF**
Typical Floor Size: **3,850 SF**
Stories: **1**

Landlord Rep: -
Developer: -
Management: -
Recorded Owner: -

Total Avail: -
% Leased: **100%**
Total Spaces Avail: **0**
Smallest Space: **0 SF**
Bldg Vacant: -

Expenses: **2015 Tax @ \$0.75/sf**

Parcel Number: **29-B-008-A-00-003**

Sales Company: **Yanesh Brothers Construction Co., Inc.: William S. Yanesh (440) 943-2020**

For Sale: **For Sale as part of a portfolio of 3 properties - Active**

Amenities: **Signage**

Street Frontage: **41 feet on Euclid Ave(with 1 curb cut)**

Parking: **5 free Surface Spaces are available**



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/Storefront**
 Bldg Status: **Built 1948**
 Building Size: **4,600 SF**
 Typical Floor Size: **4,600 SF**
 Stories: **1**
 Land Area: **1.22 AC**
 Total Avail: **-**
 % Leased: **100%**
 Total Spaces Avail: **0**
 Smallest Space: **0 SF**
 Bldg Vacant: **-**

Landlord Rep: -
 Developer: -
 Management: -
 Recorded Owner: **Yanesh Brothers Construction Co., Inc.**
 Expenses: **2015 Tax @ \$2.09/sf; 2011 Est Ops @ \$0.76/sf**

Parcel Number: **29-A-008-E-00-005**

Sales Company: **Yanesh Brothers Construction Co., Inc.: William S. Yanesh (440) 943-2020**

For Sale: **For Sale as part of a portfolio of 3 properties - Active**

Amenities: **Signage**

Street Frontage: **91 feet on Euclid Ave(with 1 curb cut)**

Parking: **10 free Surface Spaces are available; Ratio of 2.17/1,000 SF**

Building Notes

Air Conditioning and a restroom are included in each.



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/(Strip Center)**
 Bldg Status: **Built 1978**
 Building Size: **4,080 SF**
 Typical Floor Size: **4,080 SF**
 Stories: **1**
 Land Area: **1.62 AC**
 Total Avail: **-**
 % Leased: **100%**
 Total Spaces Avail: **0**
 Smallest Space: **0 SF**
 Bldg Vacant: **-**

Landlord Rep: **The Zelko Company**
 Developer: **-**
 Management: **The Zelko Company**
 Recorded Owner: **The Zelko Company**

Expenses: **2015 Tax @ \$1.63/sf, 2012 Est Tax @ \$1.29/sf; 2013 Ops @ \$0.61/sf, 2012 Est Ops @ \$0.55/sf**

Parcel Number: **29-A-008-D-01-002**

Sales Company: **The Zelko Company: Stephen Zelko (216) 469-5097**

For Sale: **For Sale at \$450,000 (\$110.29/SF) - Active**

Amenities: **Freeway Visibility, Pylon Sign, Signage**

Street Frontage: **50 feet on Euclid Ave(with 1 curb cut)**

Parking: **18 free Surface Spaces are available; Ratio of 4.41/1,000 SF**



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail**
 Bldg Status: **Built 1960**
 Building Size: **7,568 SF**
 Typical Floor Size: **7,568 SF**
 Stories: **1**
 Land Area: **0.81 AC**
 Total Avail: **1,600 SF**
 % Leased: **78.9%**
 Total Spaces Avail: **1**
 Smallest Space: **1,600 SF**
 Bldg Vacant: **1600**

Landlord Rep: **Deutchman Investment Co., Ltd.**
 Developer: -
 Management: -
 Recorded Owner: **Deutchman Investment Co**
 Expenses: **2015 Tax @ \$0.79/sf**
 Parcel Number: **29-A-008-D-01-003**

Amenities: **Signage**
 Street Frontage: **42 feet on Euclid Ave(with 1 curb cut)**
 Parking: **30 free Surface Spaces are available; Ratio of 3.96/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	1,600	1,600	1,600	\$9.00/mg	Vacant	5 yrs	Direct

Deutchman Investment Co., Ltd. / Charles Deutchman (216) 978-6565
 Rent is \$1,200/month



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class C Office**

Status: **Built 1994**

Stories: **1**

RBA: **9,839 SF**

Typical Floor: **9,839 SF**

Total Avail: **No Spaces Currently Available**

% Leased: **100%**

Landlord Rep: **Augustine Jokic**

Developer: **-**

Management: **-**

Recorded Owner: **Augustine Jokic**

Sales Company: **Hanna Commercial Real Estate: Gregory B. West (216) 861-5379, Andy Chess (216) 861-7200**

For Sale: **For Sale at \$699,000 (\$71.04/SF) - Active**

Expenses: **2015 Tax @ \$0.55/sf**

Parcel Number: **31-A-008-F-00-034**

Parking: **67 free Surface Spaces are available; Ratio of 6.60/1,000 SF**

Building Notes

Corener location with great visibility and traffic counts for retail establishment.



Location: **Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Retail/Storefront Retail/Office (Neighborhood Center)**

Bldg Status: **Built 1964**

Building Size: **27,653 SF**

Typical Floor Size: **27,653 SF**

Stories: **1**

Land Area: **1.27 AC**

Total Avail: **2,900 SF**

% Leased: **89.5%**

Total Spaces Avail: **1**

Smallest Space: **2,900 SF**

Bldg Vacant: **2900**

Landlord Rep: **Arnold Trust & Realty**

Developer: **-**

Management: **Arnold Trust & Realty**

Recorded Owner: **Arnold Realty Lic**

Expenses: **2010 Tax @ \$0.56/sf, 2011 Est Tax @ \$0.64/sf; 2010 Ops @ \$2.11/sf, 2011 Est Ops @ \$2.11/sf**

Parcel Number: **29-A-004-E-00-001**

Amenities: **Pylon Sign, Signage, Signalized Intersection**

Street Frontage: **244 feet on Euclid Ave
128 feet on Lloyd Rd
135 feet on 293rd St**

Parking: **75 free Surface Spaces are available; Ratio of 2.57/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite 29237	2,900	2,900	2,900	\$5.00-\$7.00/fs	Vacant	Negotiable	Direct
Arnold Trust & Realty / Sandy Grubiss (216) 292-5540							



Location: **Lucas Building
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Retail/Storefront Retail/Office (Strip Center)**
 Bldg Status: **Built 1927**
 Building Size: **35,000 SF**
 Typical Floor Size: **17,500 SF**
 Stories: **2**
 Land Area: **6.03 AC**
 Total Avail: **4,216 SF**
 % Leased: **88.0%**
 Total Spaces Avail: **4**
 Smallest Space: **580 SF**
 Bldg Vacant: **4216**

Landlord Rep: **Peter A Vitantonio and Associates**
 Developer: **-**
 Management: **Peter A Vitantonio and Associates**
 Recorded Owner: **Vitantonio Inc**
 Parcel Number: **29-A-003-0-00-027**

Amenities: **Banking, Restaurant, Signage**

Street Frontage: **185 feet on Euclid Ave(with 2 curb cuts)**

Parking: **65 free Surface Spaces are available; Ratio of 2.16/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st <i>Peter A Vitantonio and Associates / Bryan Vitantonio (440) 943-5442</i> \$700-\$900 per month plus utilities	1,276	1,276	1,276	\$9.40-\$11.28/nnn	Vacant	1-5 yrs	Direct
P 2nd <i>Peter A Vitantonio and Associates / Bryan Vitantonio (440) 943-5442</i> \$450-\$500 per month plus utilities	580	580	580	\$8.27-\$10.34/nnn	Vacant	3 yrs	Direct
P 2nd <i>Peter A Vitantonio and Associates / Bryan Vitantonio (440) 943-5442</i> \$750 per month plus utilities	1,200	1,200	1,200	\$8.00-\$9.00/nnn	Vacant	3 yrs	Direct
P 2nd <i>Peter A Vitantonio and Associates / Bryan Vitantonio (440) 943-5442</i> \$750 per month plus utilities	1,160	1,160	1,160	\$8.27-\$9.31/nnn	Vacant	3 yrs	Direct



Location: **Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Retail/Storefront Retail/Residential**
Bldg Status: **Built 1920**
Building Size: **6,496 SF**
Typical Floor Size: **3,034 SF**
Stories: **2**
Land Area: **0.24 AC**
Total Avail: -
% Leased: **100%**
Total Spaces Avail: **0**
Smallest Space: **0 SF**
Bldg Vacant: -

Landlord Rep: -
Developer: -
Management: -
Recorded Owner: **Corner Place Inc**
Expenses: **2012 Tax @ \$0.58/sf**

Parcel Number: **29-A-003-B-00-061**

Sales Company: **Dominic Diccio: Dominic Diccio (440) 487-8100**

For Sale: **For Sale at \$165,000 (\$33,000.00/Unit) - Active**

Amenities: **Signage, Signalized Intersection**

Street Frontage: **198 feet on Rockefeller Rd
90 feet on Euclid Ave**

Parking: **10 free Surface Spaces are available; Ratio of 1.54/1,000 SF**



Location: **Wickliffe Town Center
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Type: **Land**
Proposed Use: **Retail, Office, Day Care Center**
Zoning: **Commercial**
Density: -

Parcel Size: **10.44 AC**
Lot Dimensions: -
Improvements: -
On-Site Improv: -

Landlord Rep: -

Developer: -

Management: -

True Owner: -

Recorded Owner: **Wickliffe Reserve Llc**

Parcel Number: **29-A-003-0-00-018, 29-A-003-0-00-027**

Sales Company: **Coldwell Banker Commercial: Angelo A. Petronzio (216) 831-2911**

For Sale: **For Sale at \$949,000 (\$2.09/SF) - Active**



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/(Strip Center)**
 Bldg Status: **Built 1965**
 Building Size: **6,095 SF**
 Typical Floor Size: **6,095 SF**
 Stories: **1**
 Land Area: **0.11 AC**
 Total Avail: **5,408 SF**
 % Leased: **100%**
 Total Spaces Avail: **4**
 Smallest Space: **720 SF**
 Bldg Vacant: **-**

Landlord Rep: **Sequoia Realty Corp.**
 Developer: **-**
 Management: **Deutchman Investment Co., Ltd.**
 Recorded Owner: **Deutchman Investment Co., Ltd.**
 Expenses: **2015 Tax @ \$0.88/sf**

Parcel Number: **29-B-007-A-00-004**

Sales Company: **Sequoia Realty Corp.: Rick B. Ferris (440) 946-8600 X103**

For Sale: **For Sale at \$295,000 (\$48.40/SF) - Active**

Amenities: **Signage**

Street Frontage: **119 feet on Euclid Ave**
89 feet on 298th St

Parking: **20 free Surface Spaces are available; Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite 29738	1,664	1,664	1,664	\$8.00/mg	30 Days	Negotiable	Direct
<i>Sequoia Realty Corp. / Rick B. Ferris (440) 946-8600 x103</i>							
P 1st / Suite 29742	1,664	1,664	1,664	\$8.00/mg	30 Days	Negotiable	Direct
<i>Sequoia Realty Corp. / Rick B. Ferris (440) 946-8600 x103</i>							
P 1st / Suite 29746	720	720	720	\$8.00/mg	Negotiable	Negotiable	Direct
<i>Sequoia Realty Corp. / Rick B. Ferris (440) 946-8600 x103</i>							



Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite 29752	1,360	1,360	1,360	\$8.00/mg	30 Days	Negotiable	Direct

Sequoia Realty Corp. / Rick B. Ferris (440) 946-8600 x103



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/(Strip Center)**
 Bldg Status: **Built 1997**
 Building Size: **5,545 SF**
 Typical Floor Size: **5,545 SF**
 Stories: **1**
 Land Area: **0.62 AC**
 Total Avail: **1,403 SF**
 % Leased: **74.7%**
 Total Spaces Avail: **1**
 Smallest Space: **1,403 SF**
 Bldg Vacant: **1403**

Landlord Rep: **Sequoia Realty Corp.**
 Developer: -
 Management: -
 Recorded Owner: **Kcb Properties Llc**

Expenses: **2011 Tax @ \$3.91/sf, 2012 Est Tax @ \$3.91/sf; 2011 Ops @ \$0.81/sf, 2012 Est Ops @ \$0.81/sf**

Parcel Number: **29-A-003-A-00-030**

Amenities: **Drive Thru, Signage**

Street Frontage: **169 feet on Euclid Ave**
143 feet on 300th St

Parking: **25 free Surface Spaces are available; Ratio of 3.15/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	1,403	1,403	1,403	\$9.90/nnn	Vacant	3-5 yrs	Direct
Sequoia Realty Corp. / Rick B. Ferris (440) 946-8600 x103							



Location: **Neff Sand & Gravel**
East 300th & Euclid Ave.
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/Auto Repair**
 Bldg Status: **Built 1978**
 Building Size: **40,305 SF**
 Typical Floor Size: **40,305 SF**
 Stories: **1**
 Land Area: **1.86 AC**
 Total Avail: **6,900 SF**
 % Leased: **82.9%**
 Total Spaces Avail: **2**
 Smallest Space: **2,200 SF**
 Bldg Vacant: **6900**

Landlord Rep: **Premier Development Partners**
 Developer: -
 Management: -
 Recorded Owner: **30015 Euclid Llc**
 Expenses: **2009 Tax @ \$0.65/sf**

Parcel Number: **29-A-001-A-00-015**

Sales Company: **Cushman & Wakefield|CRESCO: Eric Schreiber (216) 525-1471**

For Sale: **For Sale at \$1,200,000 (\$29.77/SF) - Active**

Amenities: **Bus Line, Pylon Sign, Signage**

Street Frontage: **304 feet on 300th St**
451 feet on Euclid Ave

Parking: **200 free Surface Spaces are available**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P LL	4,700	4,700	4,700	Withheld	Vacant	Negotiable	Direct
<i>Premier Development Partners / Julie M. Lynch (216) 341-1200</i>							
Available Outlot. Freestanding Building 10,001-15,394 SF Available on 1.86 Acres. Available for Sale, Lease, or Build to Suit. Located just 1.5 miles East of I-90.							
P 1st	2,200	2,200	2,200	Withheld	Vacant	Negotiable	Direct
<i>Premier Development Partners / Julie M. Lynch (216) 341-1200</i>							

• Available Outlot • Freestanding Building 10,001-15,394 SF Available on 1.86 Acres • Available for Sale, Lease, or Build to Suit • Signalized Intersection • Located just 1.5 miles East of I-90

**Building Notes**

This location would be an excellent site for Box Retailer. There is an adjacent 7.5 acres also available. This is in a high traffic area. Office/warehouse space is available build to suit.

Former Trotter Ford dealership, parts area. 14 offices, 9 drive-ins, 1 dock, zoned commercial. CRA area 470' frontage on Rt 20 and 370' on East 300th St.



Location: **Vacant Land**
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092

Type: **Land**
Proposed Use: **Retail**
Zoning: **General Business**
Density: -

Parcel Size: **7.50 AC**
Lot Dimensions: -
Improvements: -
On-Site Improv: -

Landlord Rep: -
Developer: -
Management: -

True Owner: **Neshkin Construction Co.**
Recorded Owner: **Neshkin Construction Co.**

Parcel Number: **29-A-001-A-00-010-0, 29-A-001-A-00-012-0, 29-A-001-A-00-013-0**

Sales Company: **CBRE: Keith Hamulak (216) 687-1800**

For Sale: **For Sale at \$1,100,000 (\$3.37/SF) - Active**



Location: **Pine Plaza**
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail**
 Bldg Status: **Built Jan 1980**
 Building Size: **10,940 SF**
 Typical Floor Size: **10,940 SF**
 Stories: **1**
 Land Area: **0.96 AC**
 Total Avail: **7,520 SF**
 % Leased: **31.3%**
 Total Spaces Avail: **4**
 Smallest Space: **1,780 SF**
 Bldg Vacant: **7520**

Landlord Rep: **CBRE**
 Developer: -
 Management: -
 Recorded Owner: **Pine Plaza Llc**
 Expenses: **2015 Tax @ \$1.18/sf, 2014 Est Tax @ \$0.90/sf**

Parcel Number: **29-A-001-A-00-004**

CAM: **\$0.25**

Sales Company: **CBRE: Fred J. Herrera (216) 363-6408**
 For Sale: **For Sale at \$750,000 (\$68.56/SF) - Active**

Amenities: **Pylon Sign, Signage**

Street Frontage: **157 feet on Euclid Ave(with 2 curb cuts)**

Parking: **60 free Surface Spaces are available; Ratio of 6.86/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite A <i>CBRE / Fred J. Herrera (216) 363-6408</i>	2,000	7,520	13,200	\$8.50/nnn	Vacant	Negotiable	Direct
P 1st / Suite B <i>CBRE / Fred J. Herrera (216) 363-6408</i>	1,780	7,520	13,200	\$8.50/nnn	Vacant	Negotiable	Direct
P 1st / Suite C <i>CBRE / Fred J. Herrera (216) 363-6408</i>	1,780	7,520	13,200	\$8.50/nnn	Vacant	Negotiable	Direct



Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite D	1,960	7,520	13,200	\$8.50/nnn	Vacant	Negotiable	Direct
CBRE / Fred J. Herrera (216) 363-6408							

Building Notes

Pine Plaza is located on Euclid Avenue in Wickliffe, Ohio with easy access to State Route 2 and I-90. Two units are currently available; Unit A with 2,000 sq. ft. and Unit C with 1,780 sq. ft. The plaza is across the street from Gabriel Brothers, Dollar General and Big Lots. Over 16,000 cars pass this plaza daily. Current tenants include Affordable Jewelry, Flavors on the Avenue and Modern Employment.



Location: **Town Square**
AKA 30150-30200 Euclid Ave
SW Corner
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092

Landlord Rep: **Spigel Properties**
 Developer: -
 Management: **Spigel Properties**
 Recorded Owner: **Donaldson Properties Ltd**
 Expenses: **2008 Ops @ \$2.29/sf**

Parcel Number: **29-B-003-M-05-015**

Anchor Tenant(s): **Dollar Tree, Gabe's**
 Amenities: **Pylon Sign, Signage, Signalized Intersection**
 Cross Street: **Drenick Dr**
 Street Frontage: **165 feet on Drenik Dr**
718 feet on Euclid Ave

Parking: **631 Surface Spaces are available; Ratio of 4.92/1,000 SF**

Building Type: **Retail/Freestanding (Community Center)**
 Bldg Status: **Built 1972**
 Building Size: **128,180 SF**
 Typical Floor Size: **128,180 SF**
 Stories: **1**
 Land Area: **10 AC**
 Total Avail: **26,625 SF**
 % Leased: **79.2%**
 Total Spaces Avail: **2**
 Smallest Space: **1,425 SF**
 Bldg Vacant: **26625**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	1,425 - 1,875	1,875	1,875	Withheld	Vacant	Negotiable	Direct
<i>Spigel Properties / David R. Weil (210) 349-3636</i>							
P 1st	24,750	24,750	24,750	Withheld	Vacant	Negotiable	Direct
<i>Spigel Properties / David R. Weil (210) 349-3636</i>							

Building Notes

Town Square is located in a prominent position along Euclid Ave. in Wickliffe, Ohio.



Physical structures include one multi-tenant building and two outlot buildings (the ATM and New Wong restaurant).

Town Square, anchored by Gabriel Brothers, also features Big Lots, Dollar General and Dollar Tree.



Location: **Wick-Willo Mall
Northeast Cluster
Northeast Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Retail/Storefront Retail/Office (Neighborhood Center)**

Bldg Status: **Built 1974, Renov 2010**

Building Size: **29,992 SF**

Typical Floor Size: **16,614 SF**

Stories: **2**

Land Area: **1.68 AC**

Total Avail: **3,727 SF**

% Leased: **94.1%**

Total Spaces Avail: **2**

Smallest Space: **1,775 SF**

Bldg Vacant: **1775**

Landlord Rep: **Hanna Commercial Real Estate**

Developer: -

Management: -

Recorded Owner: **Wick Willo Mall LLC**

Expenses: **2015 Tax @ \$0.98/sf**

Parcel Number: **29-B-003-G-00-038, 29-B-003-G-00-039**

Amenities: **Pylon Sign**

Street Frontage: **134 feet on Euclid Ave(with 2 curb cuts)**

Parking: **123 free Surface Spaces are available; Ratio of 4.10/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	1,775	3,727	3,727	\$8.00-\$9.00/mg	Vacant	Negotiable	Direct
<i>Hanna Commercial Real Estate / Bryan Nichols (216) 839-2036</i>							
P 1st / Suite 30432	1,952	3,727	3,727	\$8.00-\$9.00/mg	30 Days	Negotiable	Direct
<i>Hanna Commercial Real Estate / Bryan Nichols (216) 839-2036</i>							



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class C Office**

Status: **Built 1978, Renov 1982**

Stories: **2**

RBA: **2,484 SF**

Typical Floor: **1,242 SF**

Total Avail: **2,484 SF**

% Leased: **0%**

Landlord Rep: **Berger Business Brokerage**
 Developer: **-**
 Management: **Berger Business Brokerage**
 Recorded Owner: **Equity Trust Co.**

For Sale: **Not For Sale**

Expenses: **2015 Tax @ \$1.70/sf, 2010 Est Tax @ \$1.40/sf**

Parcel Number: **29-B-003-F-00-030**

Parking: **10 free Surface Spaces are available; Ratio of 3.00/1,000 SF**

Amenities: **24 Hour Availability**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
E 1st	1,242	1,242	2,484	\$9.66/nnn	Vacant	1-5 yrs	Direct
<i>Berger Business Brokerage / Angelo Gallo (440) 602-9818</i>							
Rental Rates: \$1000/month for 1 floor and \$200/month for both floors. Office space ready for move in. Recently rehabbed. Flexible space. Could be built out for medical space as well. \$200/mo CAM charges.							
E 2nd	1,242	1,242	2,484	\$9.66/nnn	Vacant	1-5 yrs	Direct
<i>Berger Business Brokerage / Angelo Gallo (440) 602-9818</i>							
Rental Rates: \$1000/month for 1 floor and \$200/month for both floors. Office space ready for move in. Recently rehabbed. Flexible space. Could be built out for medical space as well. \$200/mo CAM charges.							



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Retail/Service Station**
 Bldg Status: **Built 1965**
 Building Size: **5,505 SF**
 Typical Floor Size: **5,505 SF**
 Stories: **1**
 Land Area: **0.52 AC**
 Total Avail: **5,505 SF**
 % Leased: **100%**
 Total Spaces Avail: **1**
 Smallest Space: **5,505 SF**
 Bldg Vacant: **-**

Landlord Rep: -
 Developer: -
 Management: -
 Recorded Owner: **Mile Brkic**
 Expenses: **2015 Tax @ \$1.24/sf**

Parcel Number: **29-B-003-F-00-031**

Loading Docks: -

Ceiling Height: **30'**

Sales Company: **Mile Brkic: Mile E. Brkic (440) 946-7970**
 For Sale: **For Sale at \$500,000 (\$90.83/SF) - Active**

Street Frontage: **149 feet on Euclid Ave**
 Parking: **20 free Surface Spaces are available; Ratio of 3.63/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
	5,505	5,505	5,505	Withheld	30 Days	TBD	Direct

Mile Brkic / Mile E. Brkic (440) 946-7970



Location: **Northeast Ind Cluster**
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class C Flex**
 Status: **Built 2001**
 Tenancy: **Multiple Tenant**

Land Area: **1.60 AC**
 Stories: **1**
 RBA: **16,800 SF**

Landlord Rep: **Gatto Group Inc**
 Management: -
 Recorded Owner: **Stevenson Oil & Chemical Corp.**

Total Avail: **13,600 SF**
 % Leased: **19.1%**

Ceiling Height: -
 Column Spacing: -
 Drive Ins: **6 - 10'0" w x 12'0" h**
 Loading Docks: **None**
 Power: -

Crane: **None**
 Rail Line: **None**
 Cross Docks: -
 Const Mat: **Masonry**
 Utilities: -

For Sale: **Not For Sale**
 Expenses: **2015 Tax @ \$1.32/sf**
 Parcel Number: **29-A-001-L-00-006**
 Parking: **18 free Surface Spaces are available; Ratio of 1.07/1,000 SF**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st	6,800	6,800	Withheld	Vacant	TBD	Direct
<i>Cohen Commercial Group / Craig Cohen (216) 223-5060</i>						
P 1st	2,000	6,800	\$5.00/mg	Vacant	Negotiable	Direct
<i>Gatto Group Inc / Michael Gatto (440) 995-1800 x1</i>						
P 1st	4,800 div	6,800	\$12.00/mg	Vacant	Negotiable	Direct
<i>Gatto Group Inc / Michael Gatto (440) 995-1800 x1</i>						

Building Notes



New Building overlooking Rt. 2. Retail, Office, Manufacturing, Warehouse space. High Traffic Area.



Location: **Macco Adhesives**
Northeast Ind Cluster
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class C Manufacturing**
 Status: **Built 1959**
 Tenancy: **Multiple Tenant**

Land Area: **2.70 AC**
 Stories: **1**
 RBA: **60,000 SF**

Landlord Rep: **A C Rattray Construction Inc**
 Management: **A C Rattray Construction Inc**
 Recorded Owner: **Wickliffe Leasing LLC**
 Sales Company: **A C Rattray Construction Inc: Al Rattray (440) 257-3400**

Total Avail: **11,250 SF**
 % Leased: **84.6%**

Ceiling Height: **16'0"-22'0"**
 Column Spacing: **-**
 Drive Ins: **7 - 10'0" w x 12'0" h**
 Loading Docks: **2 ext**
 Power: **1250a/480-481v 3p**

Crane: **1/2 tons**
 Rail Line: **None**
 Cross Docks: **-**
 Const Mat: **Masonry**
 Utilities: **-**

For Sale: **For Sale at \$2,500,000 (\$41.67/SF) - Active**

Expenses: **2015 Tax @ \$0.29/sf, 2012 Est Tax @ \$0.25/sf; 2013 Ops @ \$1.30/sf, 2012 Est Ops @ \$1.45/sf**

Parcel Number: **29-A-001-M-00-008**

Parking: **20 free Surface Spaces are available; Ratio of 0.33/1,000 SF**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st <i>A C Rattray Construction Inc / Al Rattray (440) 257-3400</i>	2,000	2,000	\$4.00/nnn	30 Days	1-3 yrs	Direct
P 1st <i>A C Rattray Construction Inc / Al Rattray (440) 257-3400</i> Rent is \$600/month	750	750	\$9.60/nnn	Vacant	1 yr	Direct
P 1st <i>A C Rattray Construction Inc / Al Rattray (440) 257-3400</i>	8,500	8,500	\$4.00/nnn	Vacant	1-3 yrs	Direct

Entire space at dock-height. This space is currently being used as storage.



Building Notes

Building has outside storage and signage from I-90.



Location: **Northeast Cluster**
Northeast Submarket
Lake County
Wickliffe, OH 44092

Type: **Land**
Proposed Use: **Commercial, Industrial**
Zoning: **Office/Industrial**
Density: -

Parcel Size: **10 AC**
Lot Dimensions: -
Improvements: -
On-Site Improv: -

Landlord Rep: -
Developer: -
Management: -

True Owner: **City of Wickliffe**
Recorded Owner: **City of Wickliffe**

Parcel Number: **29-A-004-E-00-004**

Sales Company: **The Dalad Realty: Jason Laver (216) 524-3121 X562**

For Sale: **For Sale - Active**



Location: **Northeast Ind Cluster
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092**

Building Type: **Class C Warehouse**
Status: **Built 1958**
Tenancy: **Multiple Tenant**

Land Area: **1 AC**
Stories: **1**
RBA: **8,834 SF**

Landlord Rep: **The Zelko Company**
Management: **The Zelko Company**
Recorded Owner: **The Zelko Company**
Sales Company: **The Zelko Company: Stephen Zelko (216) 469-5097**

Total Avail: **8,210 SF**
% Leased: **100%**

Ceiling Height: **14'0"**
Column Spacing: **-**
Drive Ins: **1**
Loading Docks: **3 ext**
Power: **110-220v 3p**

Crane: **-**
Rail Line: **None**
Cross Docks: **-**
Const Mat: **Masonry**
Utilities: **Gas - Natural, Heating - Gas, Lighting, Sewer
- City, Water - City**

For Sale: **For Sale at \$325,000 (\$36.79/SF) - Active**
Expenses: **2015 Tax @ \$0.68/sf, 2012 Est Tax @ \$0.53/sf; 2013 Ops @ \$0.37/sf, 2012 Est Ops @ \$0.37/sf**
Parcel Number: **29-A-008-D-00-011**
Parking: **Free Surface Spaces**
Amenities: **Property Manager on Site**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
	8,210	8,210	Withheld	30 Days	TBD	Direct

The Zelko Company / Stephen Zelko (216) 469-5097

Building Notes

Entire building is dock high (4 feet off ground).



Location: **Northeast Ind Cluster**
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class B Warehouse**
 Status: **Built 1980**
 Tenancy: **Multiple Tenant**

Land Area: **2.50 AC**
 Stories: **1**
 RBA: **22,654 SF**

Landlord Rep: **Joseph & Norma L Lora**
 Management: **Joseph & Norma L Lora**
 Recorded Owner: **Joseph & Norma L Lora**

Total Avail: **5,772 SF**
 % Leased: **74.5%**

Ceiling Height: -
 Column Spacing: -
 Drive Ins: -
 Loading Docks: **None**
 Power: -

Crane: -
 Rail Line: **None**
 Cross Docks: -
 Const Mat: -
 Utilities: -

For Sale: **Not For Sale**
 Expenses: **2015 Tax @ \$0.82/sf, 2014 Est Tax @ \$0.70/sf**
 Parcel Number: **29-A-008-D-00-018**
 Parking: **Free Surface Spaces**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st	5,772	5,772	\$4.16/nnn	Vacant	5 yrs	Direct
Joseph & Norma L Lora / Pete Lora (216) 773-5167						
VACANT OFF MARKET. DO NOT CONTACT OWNER ABOUT SPACE.						



Location: **ABB Business Campus**
Northeast Ind Cluster
Wickliffe/Willowick Ind Submarket
Lake County
Wickliffe, OH 44092

Building Type: **Class A Warehouse**
 Status: **Built 1955, Renov 1981**
 Tenancy: **Single Tenant**

Land Area: **30.48 AC**
 Stories: **3**
 RBA: **278,000 SF**

Landlord Rep: **CBRE**
 Management: **-**
 Recorded Owner: **Euclid Realty Llc**

Total Avail: **278,000 SF**
 % Leased: **100%**

Ceiling Height: **14'0"-18'0"**
 Column Spacing: **-**
 Drive Ins: **1 - 10'0" w x 12'0" h**
 Loading Docks: **Yes**
 Power: **-**

Crane: **Yes/1-3 tons**
 Rail Line: **CSX**
 Cross Docks: **None**
 Const Mat: **Masonry**
 Utilities: **-**

For Sale: **Not For Sale**
 Expenses: **2009 Tax @ \$2.76/sf**
 Parcel Number: **29-a-003-0-00-005**
 Parking: **850 free Surface Spaces are available; Ratio of 6.00/1,000 SF**
 Amenities: **24 Hour Availability, Security System**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st <i>CBRE / Fred J. Herrera (216) 363-6408</i>	170,000 div	278,000	\$3.50/fs	30 Days	Negotiable	Direct
P 1st <i>CBRE / Fred J. Herrera (216) 363-6408</i>	36,000	278,000	\$13.00/fs	30 Days	Negotiable	Direct
E 2nd <i>CBRE / Fred J. Herrera (216) 363-6408</i>	36,000	278,000	\$13.00/fs	30 Days	Negotiable	Direct



Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
E 3rd	36,000	278,000	\$13.00/fs	30 Days	Negotiable	Direct
CBRE / Fred J. Herrera (216) 363-6408						

Building Notes

Card key access security system, guard on duty 24-7, and surveillance cameras.