

Office Building for Sale or Lease

2737 - 2743 GILCHRIST ROAD, AKRON, OH 44305



Overview

This is a great opportunity for a user/investor that is looking for an existing stable rental income. The building currently has 3,760 SF available for immediate occupancy. The balance of the building (8,200 SF) is occupied by Ritzman Pharmacies, Inc. Contact Tom Franjesh for all financial details.

The 3,760 SF of available office space for lease consists of 3-4 private offices, a reception area, and three large office / training areas plus a storage room. The space has 2 restrooms and a kitchenette area. The property is located very close to I-76. Contact Tom Franjesh.

Highlights

- Mix of Private Offices and Larger Training/Conference Rooms
- Great Highway Access

Property Details



Sales Price
\$825,000



Building Size
11,960 SF



Lease Rate
\$9.00 SF/YR (Gross)



Space Available
3,760 SF



Lot Size
0.96 Acres

Rev: November 21, 2023



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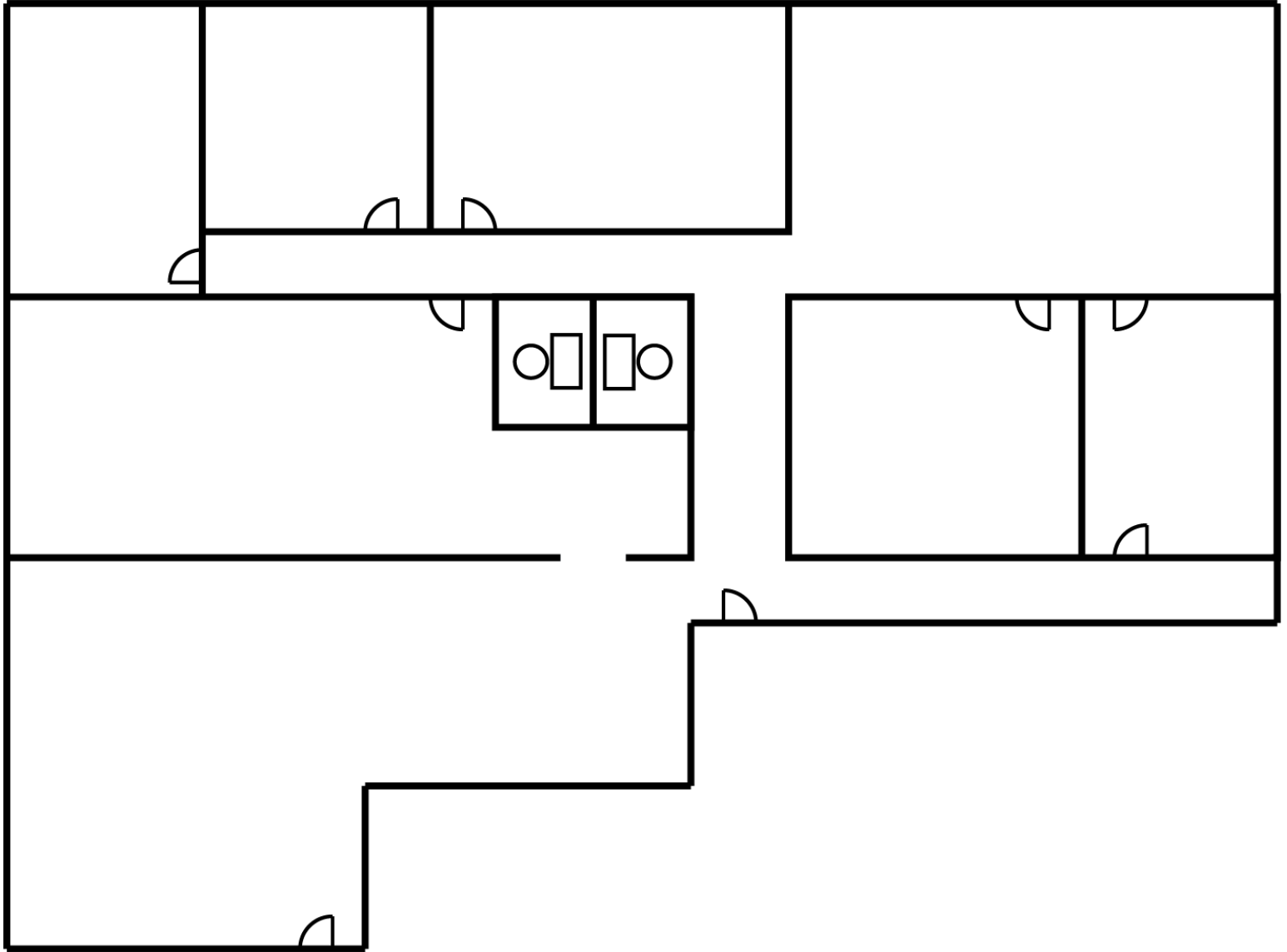
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2737 Gilchrist Rd, Akron, Ohio, 44305

DEMOGRAPHICS



61,355
Population



41.8
Median Age



2.4
Average
Household Size



\$50,506
Median Household
Income

TRAFFIC COUNT

| Cross street | Traffic 1 | Distance |
|--------------|-----------|----------|
| Kennedy Rd | 8,210 | 0.1 |
| Gilchrist Rd | 2,360 | 0.3 |
| Gilchrist Rd | 63,040 | 0.3 |
| Gilchrist Rd | 6,155 | 0.3 |
| Gilchrist Rd | 2,385 | 0.4 |

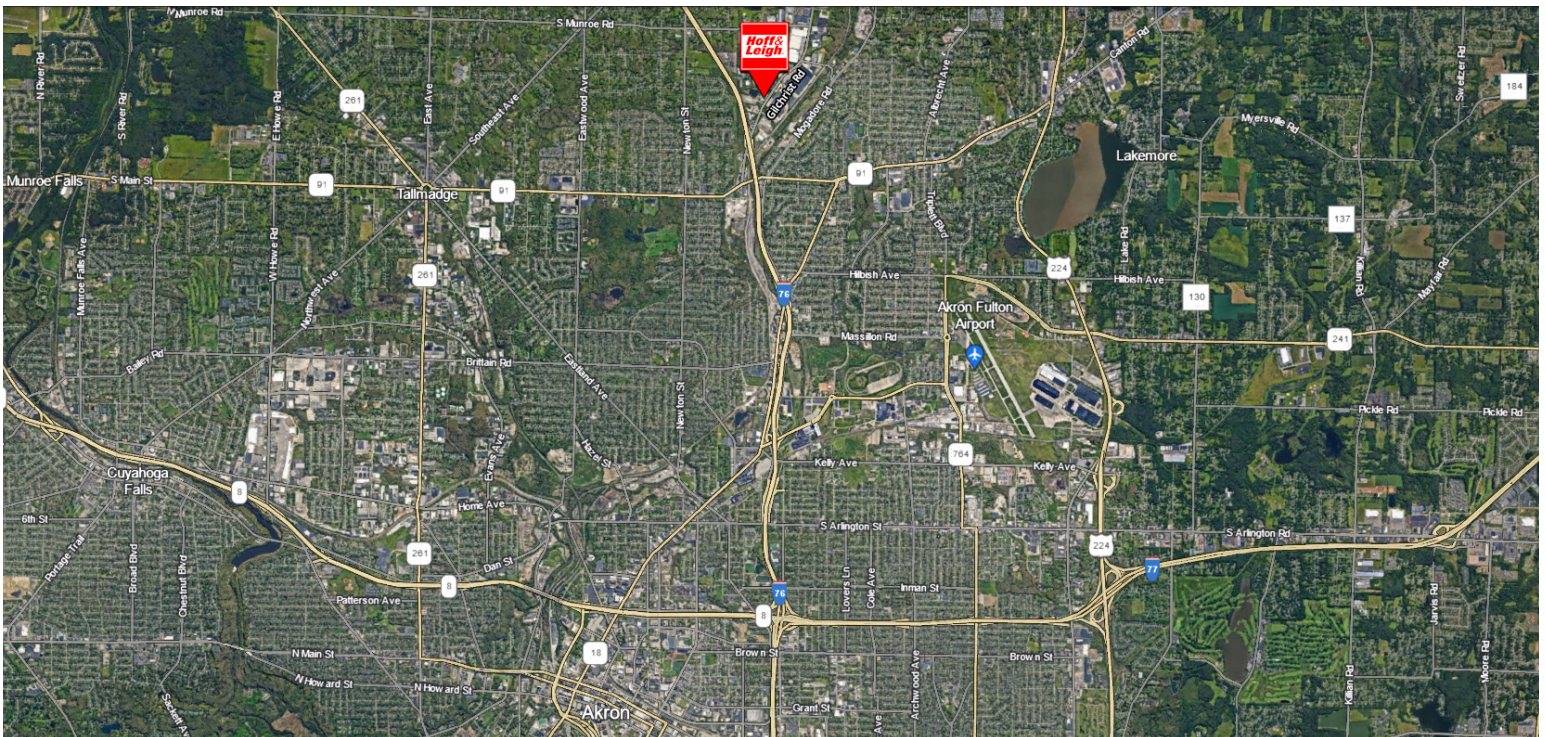


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